



24 Marsh Street, Heatley

Discover Unrivalled Potential in the Heart of Heatley!

Are you searching for a property with boundless possibilities in a highly sought-after, central location? Look no further than 24 Marsh Street - a classic brick beauty offering the perfect canvas for your dream home vision. This isn't just a house; it's an opportunity to create the lifestyle you've always desired.

Key Features That Will Excite You:

- **Classic Brick Construction:** Enjoy the timeless appeal and solid foundation of a well-built brick home, ready for your modern transformation.
- **Prime Central Location:** Situated in the very heart of Heatley, you'll benefit from unmatched convenience to local amenities, schools, parks, and transport.
- **Flexible Living Spaces:** Currently configured as a spacious three-bedroom home, with an easy option to convert to a fourth bedroom, adapting effortlessly to your family's needs.
- **Hugh Gallery-Style Kitchen:** Imagine the possibilities! This expansive kitchen footprint is a renovator's delight, offering incredible space to design your ultimate culinary masterpiece.
- **Generous Bathroom:** A large, functional bathroom provides ample room for a luxurious upgrade, promising a stylish and comfortable

3 🏠 1 🚗 11 🚗

FOR SALE

Offer's Over \$580,000

VIEW

By Appointment

AGENTS

Shane Lindo
0438 418 474
shane.lindo@ljhooker.com.au

AGENCY

LJ Hooker Townsville
07 44262125

All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

retreat.

- **Versatile Tiled Room:** An additional tiled space offers flexibility for a rumpus room, home office, or extra living area - perfect for modern living.
- **Secure Lock-Up Garage:** Provides safe parking and additional storage.
- **Valuable Side Access:** Leading to a practical work shed, ideal for hobbies, storage, or a dedicated DIY zone.
- **Large, Level, Fully Fenced Block:** The generous backyard is a blank canvas for outdoor entertaining, gardening, or even a future swimming pool. Enjoy privacy and security with full fencing.
- **A Renovator's Dream:** This property presents an exceptional opportunity to add significant value and truly make it your own. Bring your vision and creativity!

Location, Location, Location! 24 Marsh Street offers the ultimate in convenience, placing you just moments from "Heatley Park," "local schools," "shopping centres," "public transport links". Enjoy the best of Heatley living right on your doorstep.

Don't Miss This Exceptional Opportunity! Properties with this much potential in such a prime location are rare. Whether you're a first-time renovator, a growing family, or an astute investor, 24 Marsh Street is a must-see.

Envision the possibilities. Unlock the potential. Make 24 Marsh Street your new address!

MORE DETAILS

Property ID	4A0HWK
Property Type	House
House Size	215 m2
Land Area	607 m2
Including	Study Courtyard Gym Workshop Built-in-Robes Secure Parking Fully Fenced

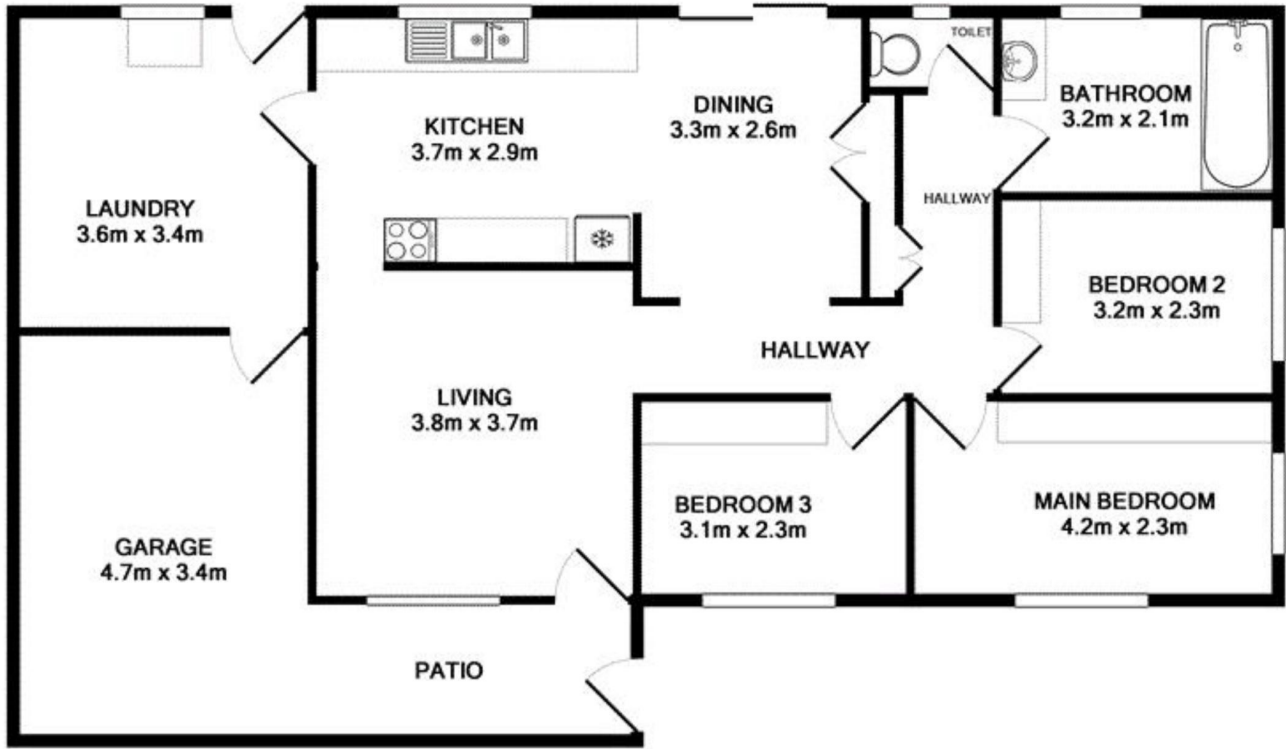
Shane Lindo 0438 418 474

Sales & Marketing Consultant | shane.lindo@ljhooker.com.au

LJ Hooker Townsville 07 44262125

Shop 18/39 Eyre Street, NORTH WARD QLD 4810
townsville.ljhooker.com.au | townsville@ljhooker.com.au





TOTAL APPROX. FLOOR AREA 107.8 SQ.M. (1161 SQ.FT.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.