



26 Edge Street, Murarrie

Grand-Scale Family Living Just 8km from the CBD

Rarely does a home offer this level of space, flexibility and convenience so close to the heart of Brisbane. Set on a generous, fully fenced 622sqm allotment, this impressive double storey residence boasts approximately 350sqm of internal living, delivering an abundance of space, privacy and comfort for the large and growing family.

Showcasing sophisticated interiors, expansive living zones and a thoughtfully designed floor plan, the home seamlessly balances everyday family living with exceptional entertaining. A welcoming entry foyer leads to the heart of the residence, where a striking light filled void creates an immediate sense of scale, drawing natural light through both levels and connecting the living spaces above and below.

The spacious open plan living and dining area adjoins a well appointed gourmet kitchen, equipped with an expansive gas cooktop, dual sinks, a substantial island bench and quality cabinetry. Designed with both style and functionality in mind, the kitchen provides the perfect hub for family life and entertaining.

5 3 4

FOR SALE

Offers Closing 19th Nov - if not prior

VIEW

Sat 31st Oct @ 10:00AM - 10:30AM

AGENTS

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Interested parties must rely solely on their own enquiries.



Seamlessly connecting indoor and outdoor living, the home flows to a covered alfresco entertaining area and spacious backyard, creating an inviting setting for family gatherings and relaxed afternoons. With ample room to add a swimming pool, the outdoor space offers exciting potential to create your own private oasis. The added advantage of having no services running through the block provides greater flexibility for future improvements.

Five bedrooms, three bathrooms and multiple living zones cater effortlessly to growing families, guests, multi generational living and working from home. Upstairs, the private master retreat features a walk in robe and generous ensuite, while a second living area overlooks the impressive void below, providing an additional space for relaxation.

Further highlights include city views, four secure vehicle spaces, solar power and high efficiency climate control throughout the upper level, adding to the home's comfort and practicality.

Positioned just 8km from Brisbane CBD, the home enjoys convenient access to quality schools, East Village, Oxford Street Bulimba, Brisbane Airport, Minnippi Golf and Range, public transport and Brisbane's renowned specialty food destinations. Combining substantial proportions, modern comfort and exciting future potential, this is an outstanding opportunity to secure a quality family home in a convenient Murarrie location.

To truly appreciate the space, flexibility and lifestyle on offer, an inspection is a must.

Property Features:

Ground Level:

Entry foyer
Media room/ informal lounge
Open plan formal living & dining onto kitchen
Impressive kitchen with stone benchtops, gas cooking, double sink and butlers pantry
Covered alfresco entertaining
Separate laundry
Third bathroom
5th bedroom
Double lock up garage with internal access
Bamboo floors
Split A/C downstairs
Linen

Upstairs:

Separate living
Feature void
Master retreat with walk-in-robe and large ensuite with bath, double vanity, shower & separate toilet
Bedroom 2, 3 & 4 – all with built-ins and ducted A/C
Main bathroom with double vanity
Balcony with city views
Ducted A/C throughout upstairs
Linen

Other:

622sqm block – fenced yard
Built in 2015 BY Nuvo Homes
Solar 5KW
Gas cooking
Gas hot water
Ducted A/C upstairs
Downstairs split air-conditioning systems

Water tank

Downstairs ceiling 2.7m*, upstairs ceiling height 2.5m*

Insulated ceiling and roof

Walls with fibre insulation

Room for a pool – services run to the street

Council Rates: \$708.14 per quarter*

Rental Return: \$1,300 - \$1,400 per week

Lease information – last rent increase was 30/01/2026 at \$1350 per week.

Last tenanted – 09/10/2026

Location:

- km to Brisbane CBD
- minute drive to Brisbane Airport
- minute drive to popular Oxford Street, Bulimba

Walk to local bus stops

- minute walk to Murarrie Train Station
- minute walk to local coffee shop – Sonnys

Local schools include: Murarrie S/S, Balmoral State High, Cannon Hill

Anglican College, St Oliver Plunkett

Local shops include: Coles, Woolworths, Kmart, Rebel Sport, Bunnings + more

- minute drive to Westfield Carindale

Local restaurants include: Korean BBQ, Little Red Dumping, Grill'd, Sushi Edo, Brewdog Murarrie, Rivermakers + more

East Village construction now underway

- minute walk to recently upgrade Murarrie Recreational Reserve

Contact Team Hansom

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Ashleigh Hansom | 0448 742 538

- = Approximate

MORE DETAILS

Property ID	TWYGVVB
Property Type	House
House Size	350 m2
Land Area	622 m2
Including	Ensuite
	Study
	Air Conditioning
	Ducted Cooling
	Ducted Heating
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage
	Solar Panels
	Water Tank

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