



Murarrie, 38 Ryley Street

Endless Potential & Instantly Liveable

Located in one of Brisbane's fastest-growing areas, this highly sought-after property offers a lifestyle of convenience. Positioned on a generous 698sqm plot, this 1975 home is move-in ready and appeals to a variety of buyers, including first-time homeowners, young professionals, investors, and downsizers.

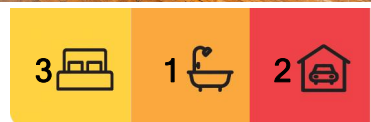
Upstairs features polished timber floors, with a lovely open plan showcasing the lounge, dining area, and kitchen, along with three bedrooms and a bathroom. Enhancing the indoor-outdoor flow, a spacious entertainer's deck is located at the entrance of the property, offering an elevated outlook.

Property Features:

- 3 generous bedrooms
- Master complete with air-conditioning
- Polished timber floors throughout



Disclaimer: 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.



For Sale
SOLD - \$1,000,000

View
ljhooker.com.au/TCEGVB

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Good natural light
Double lock up garage with laundry
Multi-purpose/home office downstairs
Covered entertainers deck at the front
Fully fenced rear yard

Council Rates: TBC
Rental Return: \$650 - \$680 per week
Rental Information: Last rental increase 8/7/24 - lease until 07/07/2025

Location:
8-9km* to Brisbane CBD
12* minutes to Brisbane Airport
1* minute to Gateway Motorway to travel north or south
12* minutes to Westfield Carindale
6* minutes to popular Oxford Street, Bulimba
2-3* minutes to Cannon Hill Shopping Centre
4* minute walk to Murarrie Train Station
2* minute walk to local Bus Stops
4* minute walk to local cafe; - Sonny's
Local schools include: Murarrie S/S, Balmoral State High, Cannon Hill S/S, St Oliver Plunkett, CHAC
Local shops include: Woolworths, Coles, TK-Max, Bunnings, Rebel Sport, K-Mart and more

Contact Team Hansom

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Ashleigh Hansom | 0448 742 538

* = Approximate

More About this Property

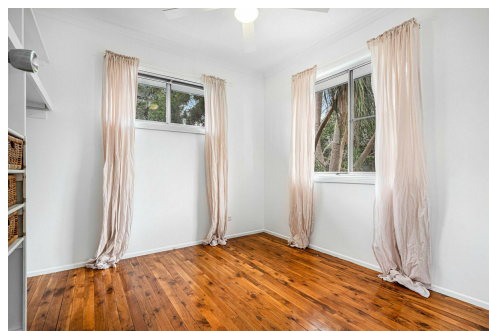
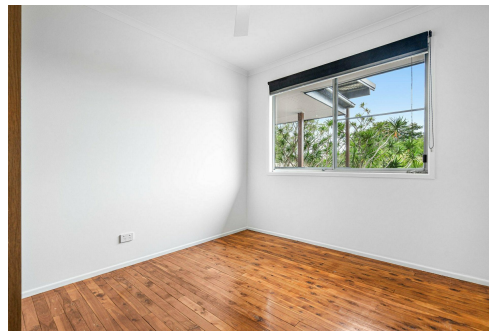
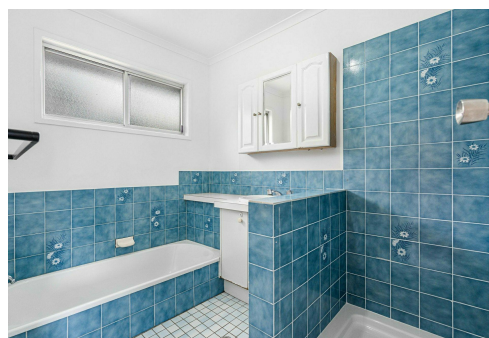
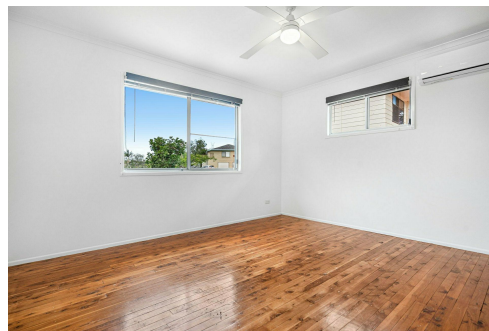
Property ID	TCEGVB
Property Type	House
Land Area	698 m ²
Including	Air Conditioning Deck Outdoor Entertaining Secure Parking Fully Fenced

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