



35 Bowen Street, Roma

Grand Queenslander Charm Meets Modern Family Living

Perched proudly on a commanding corner block, this magnificent Queenslander presents a rare opportunity for families seeking space, character, and timeless appeal. With four generous bedrooms and four bathrooms, this impressive residence delivers exceptional accommodation that is simply hard to find in today's market.

The home showcases authentic period features throughout, including beautiful VJ panel walls and soaring high ceilings that create an atmosphere of grandeur and elegance. Original windows flood every room with glorious natural light, perfectly complementing the traditional charm while offering a bright and welcoming ambience.

At the heart of this wonderful home lies a large open kitchen, thoughtfully positioned to connect seamlessly with two separate living areas. This intelligent floor plan ensures the entire family can spread out comfortably, whether entertaining guests or enjoying quiet evenings at home. Reverse cycle air conditioning throughout guarantees year-round comfort, regardless of the Queensland climate.

The sleeping quarters offer impressive flexibility, with three bedrooms

4  4  2 

FOR SALE
\$595,000

VIEW
By Appointment

AGENTS
Melanie O'Brien
0458 221 222
realestate.roma@ljhooker.com.au

AGENCY
LJ Hooker Roma
(07) 4622 1222

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**

featuring private ensuites complete with shower, toilet, and vanity. The main bathroom includes a shower over bath configuration with a separate toilet, providing excellent functionality for busy households.

Outside, the property continues to impress. A substantial double bay shed with an expansive lean-to creates the ultimate entertainment space, workshop, or storage solution. The fully fenced block provides security and privacy, while a dedicated dog enclosure ensures your four-legged family members have their own secure space to enjoy. Two water tanks offer excellent water storage capacity, adding both practicality and sustainability to this outstanding property.

Currently tenanted by reliable long-term occupants, this property presents an outstanding opportunity for astute investors seeking quality holdings with proven rental history. Alternatively, owner-occupiers can plan their future move into this exceptional family home.

Properties of this calibre and character rarely become available. Arrange your inspection today and discover why this stunning Queenslanders deserves to be your next address.

Lease Agreement : \$2607.12 per month, lease end date - 05/12/2026

MORE DETAILS

Property ID	C1BHG2
Property Type	House
Land Area	1012 m2
Including	Toilets (4)

Melanie O'Brien 0458 221 222

Real Estate Salesperson | realestate.roma@ljhooker.com.au

LJ Hooker Roma (07) 4622 1222

74 McDowall Street, ROMA QLD 4455

roma.ljhooker.com.au | roma@ljhooker.com.au

