







40 West King Street, Southport

POTENTIAL DUAL LIVING!!!! MUST SEE!!!

More Space. More Potential. More Than Meets the Eye.

With the seller having already purchased elsewhere, 40 West King Street is now seriously for sale - creating an exciting opportunity for buyers ready to secure a property with far more on offer than you might expect from the street.

Tucked away in a quiet, elevated position, this surprisingly spacious home combines privacy, security, beautifully renovated interiors and huge hidden potential beneath the home that really needs to be seen in person to be appreciated.

Move Straight In —The Hard Work Is Done

Upstairs, the home offers three comfortable bedrooms together with a fully renovated kitchen and bathroom, creating a fresh, functional and welcoming home that's ready to enjoy from day one.

With air conditioning, solar and a practical layout, you can simply move in and enjoy while considering how you might make use of the property's additional space in the future.

3 1 3

FOR SALE
$999,000 Must Sell

VIEW
Sat 21st Nov @ 11:30AM - 12:00PM

AGENTS
Catherine Kennett
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AGENCY
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(07) 5573 2099

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

Outside, the large, fully enclosed yard provides plenty of secure space for children and pets, while the gated driveway adds another layer of privacy and security. A separate garage provides additional parking, storage or workshop options.

The Hidden Surprise Is Downstairs

This is where the property gets really interesting.

Beneath the home is a substantial lower-level area spanning a similar footprint to the home above - and it's difficult to appreciate just how much space is here until you actually walk through it.

Currently providing an exceptional amount of storage and utility space, there's room for tools, bikes, sporting equipment, hobbies, a workshop and much more.

For buyers with vision, the sheer size of this area also presents an exciting opportunity to investigate future dual living, additional accommodation or another use that suits your needs, subject to council approval and any relevant requirements.

It's this combination of a renovated home you can enjoy immediately and the untapped potential underneath that sets this property apart.

Property Highlights

Three bedrooms
Fully renovated kitchen
Fully renovated bathroom
Air conditioning
Solar
Large, fully enclosed yard
Gated driveway
Separate garage
Quiet, elevated and tucked-away position
Substantial lower-level storage and utility area
Lower level spanning a similar footprint to the home above
Excellent workshop, hobby and storage options
Potential to investigate future dual living or additional accommodation, subject to council approval
Convenient central Southport location

Everything Within Easy Reach

Enjoy all the convenience Southport has to offer, with shopping, schools, public transport, Griffith University, Gold Coast University Hospital and the Broadwater within easy reach.

Yet despite its central location, the home's elevated and tucked-away position provides a welcome feeling of privacy and separation.

Don't Judge This One From the Street —Come Inside and See the Potential

Whether you're a first-home buyer, family, investor or someone searching for a property with the flexibility to create something more, 40 West King Street deserves to be inspected in person.

There is considerably more here than first meets the eye, and with the seller already committed elsewhere, there is genuine motivation to secure a sale.

Don't wait to discover the potential after somebody else has. Come along to the next inspection and see for yourself just how much this

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property has to offer.

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MORE DETAILS

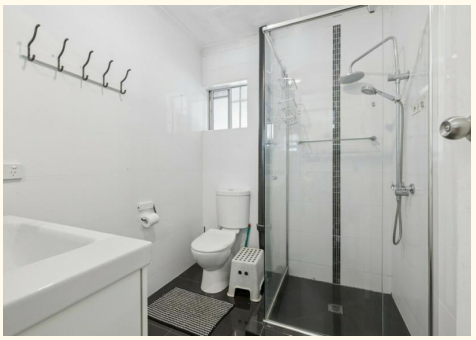
Property ID	36AHGMK
Property Type	House
Land Area	549 m2

Catherine Kennett 0411 531 048
Sales Specialist | catherine@ljhteam.com.au

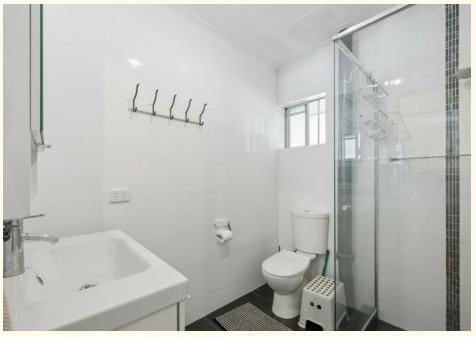
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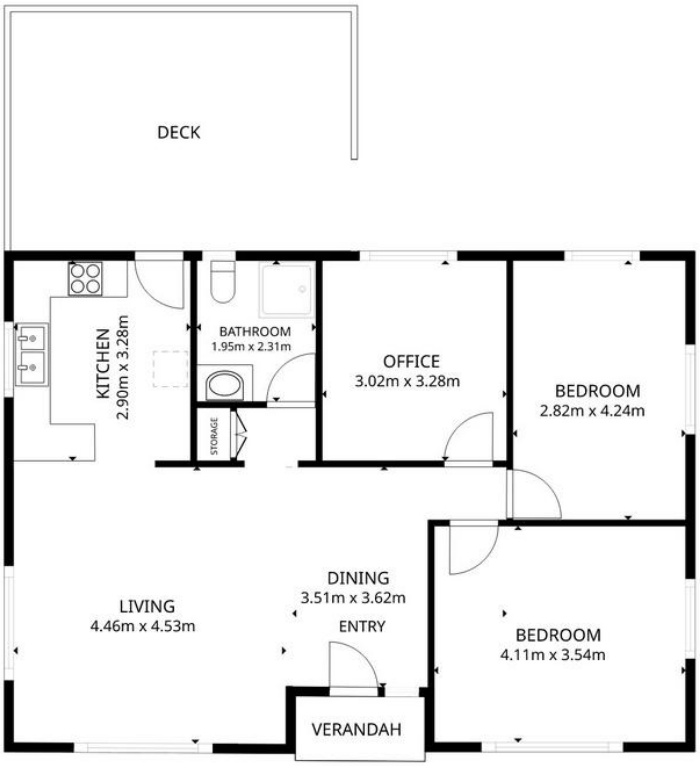








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FLOOR PLAN

PLANS AND LAYOUTS ARE NOT TO SCALE; DIMENSIONS ARE INDICATIVE ONLY. DETACHED STRUCTURES MAY NOT BE I N POSITION. INTERESTED PA RTIES SHOULD MAKE AND RELY ON THEIR OWN ENQUIRIES.

Matterport

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