

Southport, 45 Anne Street

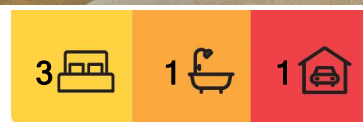
First Time Offered in 45 Years - Classic Family Home with Endless Potential

Auction Location: 45 Anne Street, Southport

Lovingly held by the same family for over four decades, 45 Anne Street is now being offered to the market for the very first time. A home filled with warmth, memories, and history, it stands as a rare opportunity to secure a much-loved classic in one of Southport's most convenient and sought-after locations.

Set on a level 506m2 block, this solid brick home has been carefully maintained and is full of character. While mostly original, it's immediately liveable with generous proportions, natural light, and a flexible floorplan - ready for you to renovate, extend or completely reimagine into your dream residence.

Inside, you'll find three spacious bedrooms (Master bedroom with built-in wardrobe), a



Auction

Sat 28th Jun @ 10:00AM

View

By Appointment

Contact

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central bathroom with full-size bath and separate toilet, a large laundry, and a sun-drenched open-plan living and dining area. The single garage and additional driveway parking provide practicality, while gated side access and a large fully fenced backyard add versatility for future plans.

Whether you're a first-home buyer, growing family, or an astute investor looking for your next project, this is a property that truly delivers on potential. Add value now or live comfortably while planning for the future - the choice is yours.

Property Highlights:

- * First time offered in 45 years
- * 506m2 level block with wide frontage and gated side access
- * 3 spacious bedrooms, master with built-in robe
- * Original bathroom with bath and separate toilet
- * Functional kitchen with electric stove and ample storage
- * Open-plan living and dining with natural light throughout
- * Large internal laundry with outdoor access
- * Single garage with extra driveway parking
- * Expansive backyard - perfect for entertaining, extending or adding a pool (STCA)
- * Fully fenced with secure, family-friendly appeal
- * 10,000 Litre Water tank
- * Ideal to live in now, renovate over time, or rebuild

Prime Location:

- * The Southport School (TSS) - 2.5km
- * St Hilda's School - 2.4km
- * Keebra Park State High - 500m
- * Southport High School - 3.1km
- * Southport Park Shopping Centre - 2km
- * Ferry Road Markets & Main Road Access - 1km
- * Broadwater Parklands - 2.6km
- * Southport CBD - 2.4km
- * Queens Street Village - 1.5km

This is more than a home - it's the closing of one treasured chapter and the start of another. It's rare to find a property with such history, heart and potential, all in a location that continues to grow in demand.

Secure your place in Southport's future. Bring your vision and transform this classic into something truly special.

Contact Ingrid Hipperson today to arrange your inspection.

Disclaimer: All information contained herewith, including but not limited to the general property description, images, floorplans, figures, price and address, has been provided to Alberport PTY LTD trading as LJ Hooker Broadwater by third parties. We have obtained this information from sources that we believe to be reliable; however, we cannot guarantee the accuracy and or completeness of this information. The information contained herewith should not be relied upon as being true and correct. You should make independent inquiries and seek your own independent advice.



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More About this Property

Property ID	2NWVF3E
Property Type	House
Land Area	506 m2

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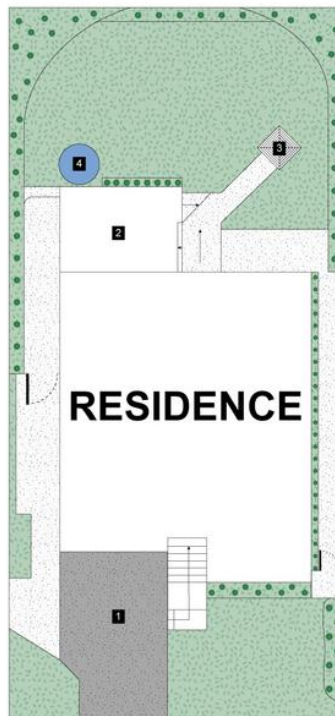
45 Anne Street, Southport

3 Bed 1 Bath 1 Car



LOWER GROUND FLOOR

GROUND FLOOR



SITE PLAN

LEGEND

1. Driveway
2. Undercover Patio
3. Clothes Line
4. Water Tank

Internal : 134m²
External : 19m²



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