

18 Daveson Rd, Capalaba, QLD 4157

Contact Agent

House 4  2  3 



DEVELOPMENT OPPORTUNITY ? 1,474m² WITH WIDE FRONTAGE IN PRIM

Positioned in a quiet, established street, 18 Daveson Road, Capalaba presents a rare and highly usable 1,474m² low density residential site with a wide frontage, ideal for subdivision or multi-dwelling outcomes (STCA).

Open for Inspection

By Appointment.

With strong surrounding development activity and increasing demand for new housing in Capalaba, this is a strategic acquisition for developers looking to capitalise on scale, frontage, and location.

Site Highlights:

- * Generous 1,474m² block of land
- * Approx. 32m frontage; excellent for lot split potential
- * Existing 4 bed, 2 bath lowset home
- * Large 10m x 6m shed with 3 roller doors and workshop
- * LDR - Low Density Residential zoning (Redland City Council)
- * No flood, bushfire or heritage overlays (simplifies planning pathway)

Existing Home:

- * Large single story character home
- * 4 large bedrooms with two bathrooms
- * Two living areas and a separate dining room
- * Fireplace, ceiling fans and split system air conditioner.
- * Ornate cornices and Vj Panelling in the family room
- * Huge kitchen with large bench space, dishwasher, ample storage and servery to dining room

Development Upside (STCA):

- * Subdivision into smaller lots (subject to council approval)
- * Strong precedent of nearby subdivisions, units and townhouse projects
- * Flat, usable land with great access

Listed By

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