

289 Lillian Ave, Salisbury, QLD 4107

Sold - 18/02/2021

House 4 2 2



SOLD BY NICK BOWEN

A SMOKING HOT RENOVATE OR DETONATE OPPORTUNITY!

289 Lillian Avenue is without a doubt Salisbury's 'king of the castle'; it's sat in the most elevated position in the entire suburb, on 1,140m² of North-South facing soil.

Open for Inspection

By Appointment.

Relocated to the site in the '70's and built under at that time is what has evolved into the current owners own palace; the grounds have been transformed into a wonderful house yard with white picket fence, incredible sandstone hedges and retaining walls, an electric sliding gate and powered double carport at the front of the home with a sandstone pathway leading to the symmetrical facade of what looks like a life-size dolls house.

A pebble Crete driveway provides access to the rear of the home along the Western border to what is a partially constructed, two story, two bedroom, council approved granny flat with car accommodation for all of the family necessities.

Sandstone garden edging and retaining walls run each boundary of the house yard and frame an enormous covered outdoor entertaining area at the rear of the home leading up to a fibreglass swimming pool with water feature, pool deck and outdoor BBQ kitchen.

This home has undertaken a fire to the rear wall and upstairs landing/rumpus (including the stairwell), which has been included in the images of the marketing of the property – upstairs are four bedrooms running along each side of a central hallway, each with original Queenslander Cottage VJ walls which are in need of sanding back to their original structure and painting; the level of renovation at this property is significant (Upstairs rumpus and bathroom, plus stairway and ready exterior wall), and would otherwise suit a buyer looking to demolish the home and build their dream home in what is a spectacular setting of elevated landscaping.

Downstairs is a tiled open plan living area with sunken lounge, a large kitchen area opening to the rear entertaining space, with many large windows and doors from every corner delivering masses of cool breezes and through-flow.

1,140m² parcels of land are often sought and rarely found, opportunities here are endless:

- Knock down the home and build your dream home for the rest of the family to enjoy for generations
- Clear the site and subdivide (STCA)
- Complete the council approved 2 story granny flat at the rear, move in and live in, then renovate the home over time
- Run dual occupancy with a new build at the front, and completion of the granny flat at the rear

Listed By

Robyn Kennedy
Phone: (07) 3277 8100
Mobile: 0402 416 348



Floorplan



289 Lillian Ave Salisbury

