

45 Gowan Rd, Sunnybank Hills, QLD 4109

Sold - 20/08/2021

House 3 1 1



Sold by the Shirley Chow team

Simply bursting with charm and character, this beautiful Queenslander with over 220M2 of living area is a rare gem in central Sunnybank Hills. Whether you're seeking an unique eye-catching home business base or just want an idyllic family residence, this gorgeous abode ticks all the boxes. Located on busy Gowan Road, it boasts exceptional exposure with a lengthy 25.3sm frontage safely secured by fencing and revealing a sprawling block with plenty of room for customer parking, an extension or space for children and pets to play.

Open for Inspection

By Appointment.

The prominent frontage is fenced with an expanse of lawn to the front accentuating the beauty of this timber double-storey residence. Neatly kept with minimal tidy gardens and a picket fence to the vast rear yard, it's utterly picturesque.

The interior is just as lovely, with stunning polished timber floors throughout, extra high lofty ceilings, rustic pendant lights, timeless wainscoting to the pristine walls, and ornate timber accents. Included in the adorable layout is:

- A spacious lounge and adjoining dining area with air conditioning
- A quaint, farmhouse-style timber kitchen with ample counter and cupboard space
- An internal staircase leads to downstairs rumpus with stylish timber floors and bright feature wall - ideal as home office or games room
- Three generous, timber-floored bedrooms with large windows
- A handy study or computer nook
- A classic tiled laundry leading to an exquisite, shared bathroom with stylish claw-foot bathtub, shower over bath, timber wall cabinet and elegant sink
- A long driveway concludes in a single garage which could be converted into an office space or display room.

A stroll away from numerous restaurants, buses, trains and parks, this home is as convenient as they come. Minutes from Runcorn shops, the Runcorn Tavern, Runcorn Heights Primary and Runcorn High, Runcorn Tavern, childcare centre and lots more.... it's perfect for families of all ages.

What's really great about this property is that you can live here happily with so much living space in top convenient location and yet you can run your "home office" and capitalising on the property's excellent exposure to attract existing and new potential customers without paying any rent.

Listed By

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Floorplan



45 Gowan Road SUNNYBANK HILLS

718m²

3 Bed + Study

1 Bath

1 Car + Off-Street

Upper 108m² | Lower 64m² | Covered Externals 6m² | Underhouse 43m² | Total 221m² or 24 Squares

LJ Hooker

Sunnybank Hills

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plans for purpose

Listing Number: 3188628

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