

37 Mars Street, Coorparoo, QLD, 4151

House For Sale

Thursday, 28 November 2024



37 Mars Street, Coorparoo, QLD, 4151

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House



Denis Najzar
0731532999

Elevated Opportunity in a Prestigious Coorparoo Enclave

Perched within one of Coorparoo's most prestigious enclaves, just steps from picturesque parks and reserves, this mid-century home presents a serene lifestyle, unlimited potential, and quiet living amongst the trees.

Offering remarkable rebuild and renovation opportunities on an exclusive 913sqm parcel, the property features rare dual street access, a 20m frontage, and exquisite elevation on a hillside.

With city and mountain glimpses visible from the block, there is potential to enhance these vistas by clearing the site and constructing a luxury new residence*. Alternatively, you can retain the existing house, renovate, or generate rental income while you make future plans.

Adorned with charming timber panelling, exposed beams and archways, the current home is well-configured with a living and dining room featuring a warming fireplace, a kitchen and meals area with air-conditioning, dual patios, front and rear yards, three bedrooms, a bathroom, and a double carport to accommodate easy living.

Nestled in a picture-perfect, private pocket surrounded by character homes, renovations and new builds, this site presents a beautiful blank canvas to make your own and a blissful setting in nature to raise your family.

Property highlights include:

- Renovation or rebuild opportunity on an elevated 913sqm parcel*
- Dual street frontage to Mars Street and Stoneleigh Street
- Fireplace living and dining room; air-conditioned kitchen and meals area
- Dual patios; front and rear yards surrounded by established gardens
- Study; three bedrooms with built-in robes; one bathroom; separate laundry
- Double carport accessed via Stoneleigh Street

Hidden amid leafy scenery on a quiet Coorparoo street, this property presents a peaceful lifestyle only 14 minutes from the CBD. Featuring a collection of parks and playgrounds only steps from your door and Whites Hill Reserve's hiking trails, sporting clubs and wildlife just a stone's throw away, buyers will love the connection to nature and recreation space.

With the Cavendish Road precinct, Camp Hill Marketplace, Coorparoo Square and Westfield Carindale moments away, you can enjoy coffee with friends, movies with the family, and excellent shopping and dining. In a remarkable position, bus stops are within walking distance, the local kindergarten is 450m away, and children are only 850m from Loreto College, 1km from Cavendish Road State High School and 3km from Villanova College.

*Subject to Brisbane City Council Approval

Rental Appraisal: \$500 to \$550 per week.

Disclaimer

This property is being sold without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes

Disclaimer:

We have in preparing this advertisement used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement.