

Sold

103 Dawson Road, Upper Mount Gravatt



## FULLY RENOVATED POST-WAR QLDER WITH EXQUISITE MODERN STYLE

UNDER CONTRACT BY LUCKY TENNEKOON

STUNNING CHARACTER HOME - UNIQUELY RENOVATED 3  
BEDROOMS

HOME WITH BEAUTIFUL GARDENS IN THE HEART OF UPPER MOUNT  
GRAVATT.

Occupying a 486m<sup>2</sup> block, this well-renovated family home is ready to move in, enjoy and relax. When arriving at the home you are greeted with a white picket fence and a large double lockup carport. A cottage path leads through a lush, green, low-maintenance garden that gives a sense of privacy and seclusion, to a front deck that can be used to enjoy the sun and relax with a morning cuppa.

Upon entering the home, you will notice its freshly painted interior with polished timber flooring throughout, a modern kitchen, and a stunning bathroom that leaves nothing to be desired. There are three, well-

3 1 3 486 m<sup>2</sup>

Price	SOLD
Property Type	Residential
Property ID	1225
Land Area	486 m <sup>2</sup>
Floor Area	110 m <sup>2</sup>

### AGENT DETAILS

Lucky Tennekoon - 0418271827

### OFFICE DETAILS

iSale Property - Eight Mile Plains  
2497 Logan Rd Eight Mile Plains,  
QLD, 4113 Australia  
(07) 3219 8500



ventilated bedrooms, all serviced by a newly renovated bathroom that includes a beautiful, large cast iron claw foot bath which is perfect for relaxing after a long day at work.

The recently renovated kitchen offers a striking modern colour palette, stainless steel appliances, black bench tops, and an abundance of cabinetry for storage. French doors from both the master bedroom and kitchen open out on to an expansive covered entertainer's deck allowing you to bring the outside in, with pleasant views of the back garden and surrounding neighbourhood.

The lush green back garden includes: two large, raised vegetable gardens, orange, mandarin, lemon, feijoa, mulberry, blueberry, chilli, and lady finger banana trees, which provide an ample amount of food. The yard also features an outdoor shower, kitchen sink, and shelving for your plant collection. Plenty of grass will keep the little ones happy too.

For outdoor entertainers, this property also boasts a large wood-fired brick pizza oven for outdoor cooking and baking which has been built to a commercial standard and is very thermally efficient in retaining heat for over 48hrs. The paved area surrounding the pizza oven also provides enough space to relax and chat with your guests while cooking, rather than being stuck in the kitchen.

This beautiful home will suit first-home buyers, a small family or an astute investor with its convenient location and the fact there is nothing left to do except move in. Underneath the home is currently used as a workshop and for storage and features a freshly renovated laundry with a brand new Thermann hot water system. Located within 3 minutes of Westfield Garden City Shopping Centre and only 15 minutes to Brisbane CBD, this really is a chance to secure a home with a heart that has all the ingredients that the new owners will love for many years to come.

Upper Mount Gravatt is only 9km from Brisbane's CBD and is surrounded by some of Brisbane's top schools, only minutes from both Garden City and Griffith University and a multitude of public transport options.

Summary of features: -

- \* Three large bedrooms

- \* Newly renovated kitchen, with new appliances (inc. dishwasher) and ample storage.

- \* Newly renovated bathroom

- \* Double carport with large remote-controlled panel lift door (2.85 m high opening)
  - \* Child-friendly, fully fenced 486m<sup>2</sup> block
  - \* Newly renovated laundry
  - \* Ample room for a workshop and storage on the lower level
  - \* 6,000 litres of rainwater storage for watering the gardens
  - \* Approximately 3min to drive or 15min walk to Westfield Garden City
  - \* Easy walking distance to The Village Mt Gravatt
  - \* Approximately 6km drive to Westfield Carindale
  - \* Easy access to the Pacific and Gateway motorways
  - \* Bus stop with services direct to the city and Westfield Garden City
- Shopping Centre 50m from the front of the house
- \* Potential to expand living space on the lower level
  - \* Surrounded by numerous reputable primary and secondary schools

Call Lucky Tennekoon to reserve your private inspection on the property or you can always join us at one of the scheduled open house inspections.

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