

Sold

35 MURRAY STREET, Taringa



## SUBLIME, SPACIOUS RESIDENCE IN TARINGA'S MOST TRANQUIL PRECINCT

**SOLD**

Nestled within Taringa's most prized and tranquil precinct this superb and spacious property with charming features including high ceilings and polished floors throughout is a delightful and peaceful residence. The coveted location provides the advantage of enjoying the best of Taringa's lifestyle including a short 300m stroll to Abode Café, an easy walk to surrounding parkland and bikeways including Moore and Anzac Parks, and a quick walk along Taringa Parade to Indooroopilly Primary School. In addition to being a sublime place to call home this property also represents an outstanding and astute investment. The property is raised and features a large ground floor area of legal height. This ideal feature allows a savvy investor to capitalise on the opportunity to increase the property's already spacious floor size through the inclusion of additional bedrooms and living spaces in order to unlock the property's full capital potential.

The thoughtful layout includes ideally located living and entertaining areas in the north-east zone including a large covered deck with private outlook, and a multitude of living options including lounge area, family space and dining in addition to the spacious kitchen. The generous proportions have been continued throughout with each bedroom featuring built-in wardrobes. The

3 2 2 362 m2

<b>Price</b>	<b>SOLD</b>
<b>Property Type</b>	Residential
<b>Property ID</b>	338
<b>Land Area</b>	362 m2

### Agent Details

Angus Lilley - 0401 325 778

### Office Details

Indooroopilly  
07 3378 2733

**LILLEY+POWER**  
SUPERIOR SERVICE PREMIER RESULTS

master suite is complete with a walk-in wardrobe and ensuite bathroom. The level grounds are fully fenced and supremely private.

Be sure to view this property and enjoy its charm for yourself!

- Never flooded

- Currently leased to 19th January 2018 - long term quality tenants paying \$630 per week

- Constructed 1993

Ideal access to;

- The Western Freeway,

- Legacy Way and Airportlink tunnels

- Milton Road and Coronation Drive

Make your offer!

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*