



11 Jillian Street, Kallangur



BIG BLOCK, SIDE ACCESS & GRANNY FLAT POTENTIAL

🚗 3 🚿 1 🚘 1 📏 648m²

Positioned on a generous **648m² fully fenced block**, 11 Jillian Street offers a great combination of space, practicality and future potential in a convenient Kallangur location.

The low-set home features **three bedrooms, one bathroom and open-plan living and dining**, with raked ceilings adding a sense of space to the main living area. The kitchen is centrally positioned and includes a breakfast bar, while security screens provide added practicality.

Outside is where this property really comes into its own.

With an approximately **18-metre frontage**, **excellent side access** and a substantial backyard, the property may offer potential for the addition of a **secondary dwelling/granny flat, subject to council and building approvals (STCA)**.

For buyers considering multigenerational living, additional accommodation or simply wanting a property with future possibilities, the combination of land size, backyard space and side access is certainly worth exploring.

The existing single carport provides drive-through access, while the generous side access makes getting into the backyard particularly convenient for trailers, additional vehicles or recreational equipment.

A large covered **pergola and outdoor entertaining area** overlooks the

Price OFFERS OVER \$799,000

Property Type Residential

Property ID 12074

Land Area 648 m²

Floor Area 141 m²

AGENT DETAILS

Nigel Lucas - 0413 351 603

OFFICE DETAILS

North Lakes
SHOP 15 9 Discovery Dr North
Lakes, QLD, 4509 Australia
0413351603



established backyard, while a separate garden shed provides additional storage.

Conveniently located within easy reach of local schools, shops, childcare, public transport and central Kallangur amenities, this is a property with plenty to offer owner-occupiers and investors alike.

Property Features

- 3 bedrooms
- 1 bathroom
- Open-plan living and dining
- Raked ceilings
- Kitchen with breakfast bar
- **648m² fully fenced allotment**
- **Approximately 18m frontage**
- **Excellent side access to the backyard**
- **Potential for a secondary dwelling/granny flat (STCA)**
- Single carport with drive-through access
- Large covered pergola/outdoor entertaining area
- Garden shed
- Established gardens
- Security screens
- Convenient to schools, shops, childcare and public transport

Any reference to the potential for a secondary dwelling/granny flat is subject to council, planning and building approvals. Buyers should undertake their own enquiries regarding their proposed use of the property.

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.