

4 Gregory Street, Cardwell





## Home Opposite the Golf Course – Generous 1,012m<sup>2</sup> Block

Positioned in a peaceful location directly opposite the golf course, this solid home at 4 Gregory Street, Cardwell offers space, potential, and lifestyle on a generous 1,012m<sup>2</sup> allotment.

This owner-occupied property represents an excellent opportunity for buyers looking to add value and make it their own.

Property Features:

- 3 bedrooms
- 1 bathroom (original)
- Separate toilet
- Full-size laundry
- Garage with convenient two-way access
- Large 1,012m<sup>2</sup> block with room to expand or further

 3  1  2  1,012m<sup>2</sup>

Price	\$449,000
Property Type	Residential
Property ID	1316
Land Area	1,012 m <sup>2</sup>

### Agent Details

Tamara Stokes - 07 4066 8700

### Office Details

Cardwell  
65 Victoria Street Cardwell  
QLD 4849 Australia  
07 4066 8700



improve

#### Recent Updates & Improvements:

- Rear bamboo area cleared
- Internal and external repainting completed
- New Panasonic air conditioning installed throughout
- Bedrooms freshly tiled

It is important to note that the property was affected by the February 2025 floods. Since then, the owner has undertaken a number of improvements to restore and enhance the home; however, the kitchen and bathroom remain in original condition, providing scope for further renovation.

#### Location Highlights:

- Directly opposite the golf course, offering open outlooks and breezes
- Quiet, established street
- Close to Cardwell township, shops, and waterfront

This property offers a great opportunity for renovators, investors, or buyers seeking an affordable entry into a desirable location with strong potential for future growth.

Enquire today to arrange an inspection and explore the possibilities.

**Disclaimer:** The property experienced water ingress during the February 2025 North Queensland flood event. While any visible damage has been addressed to the best of the seller's knowledge, prospective purchasers are advised to conduct their own due diligence, including independent inspections, to satisfy themselves as to the current condition 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.