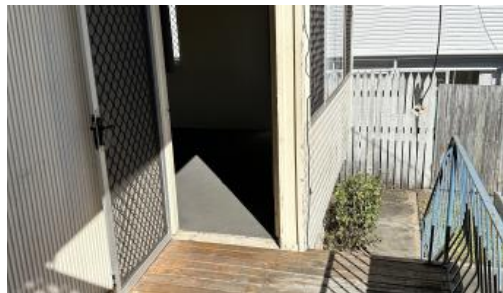


104 Morden Rd, Sunnybank Hills



## Rare Opportunity in Sunnybank – Prime 405m<sup>2</sup> Block!

This is your chance to secure a rare piece of land in one of Brisbane's most sought-after suburbs – Sunnybank – known for its strong Chinese community, vibrant culture, excellent schools, shopping precincts, and unbeatable lifestyle.

### Why This Property Stands Out:

- 405m<sup>2</sup> of level land – ideal for a knockdown and rebuild
- Zoned for residential development – perfect for your dream home
- Compliant opportunity for foreign buyers under FIRB guidelines
- Existing older-style home with potential to refurbish, rent, or live in
- Located on a quiet street, surrounded by modern homes and quality rebuilds

Blocks like this rarely come to market in Sunnybank – a tightly held suburb where demand far exceeds supply, especially for land ready to redevelop.

Whether you are:

- A local or overseas buyer looking to build a new home,
- An investor seeking strong capital growth in a premium location,
- Or a builder/developer wanting your next project in a high-demand

3 bedrooms 1 bathroom 2 car spaces 405 m<sup>2</sup>

**Price** SOLD for \$850,000  
**Property Type** Residential  
**Property ID** 366  
**Land Area** 405 m<sup>2</sup>  
**Floor Area** 120 m<sup>2</sup>

### Agent Details

Steve Smith - 0408 192 669

### Office Details

Allied Realtors  
 16 Seabreeze Cct Deception Bay,  
 QLD, 4508 Australia  
 0418 766 911



area –

This is the one you've been waiting for.

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.