



# FOR SALE

## WARNER VILLAGE SHOPPING COMPLEX AT YOUR DOORSTEP

Presenting to the market this well positioned 3 Bedroom Unit in the desirable "Huntington Estate". Position here is key with Childcare Centres, Warner Village Shopping Precinct and the Warner Tavern at your doorstep not to mention walking paths and parks (with gym equipment). This resort style complex offers 2 in-ground pools and a Tennis court.

Unit 119 has plenty to offer including the functional kitchen with breakfast bar for the kiddies to sit and do their homework while catching you up on the days happenings all whilst enjoying the air-conditioned comfort from the open plan living and dining area. This unit also offers three bedrooms, two bathrooms, a lock up garage with internal access and a private courtyard which is accessible from the hub of the home, the master bedroom or through a pedestrian gate on the side of the property. This home is ideal for the first home buyer, investor or downsizer. The spacious open plan layout is complimented by freshly painted neutral tone walls and new modern floating floorboards.

"Huntington Estate" is a quiet, beautifully maintained and appointed gated community with resort style facilities and onsite Manager. The unit also represents outstanding value with a rental potential of up to \$360 p/w this property is just perfect for the savvy investor looking to increase their portfolio.

Three bedroom units in this complex with an ensuite don't come onto the market very often so an inspection is a must. Don't delay, call Natalie today!

### At a Glance:

- Large open plan living and dining area with Air-con
- Ensuite
- Ceiling Fans throughout
- Generous Private Courtyard
- Main bathroom with combined shower/bath
- Lock up Garage
- Security Screen doors
- New Flooring
- Near New Hotwater System

3 BED | 2 BATH | 1 CAR

### PRICE:

Offers Over \$299,000

### OPEN FOR INSPECTION:

N/A

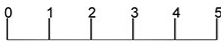
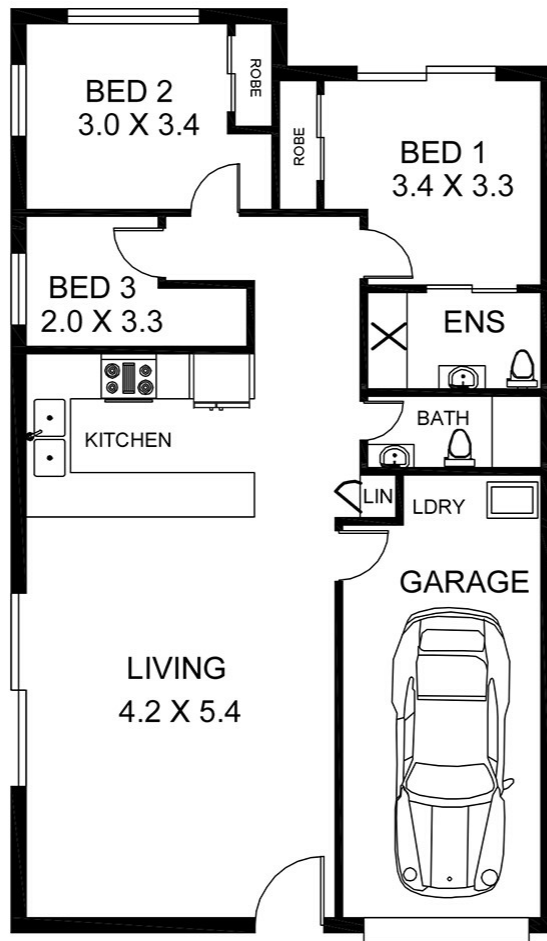


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Scale in metres. Indicative only. Dimensions are approximate.  
All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

#### AREA

LIVING	:	70.00 sq.m(Approx)
GARAGE	:	16.00 sq.m(Approx)



**119/14 EVEREST ST, WARNER**

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.