



FOR SALE

PRESTIGE GAP AREA – RARE ENTRY LEVEL LOW SET HOME! SEEKING HIGH \$500'S

Located in the prestige area of The Gap. This modern low set brick and tile home is a must see at this price - entry level purchase price for the area. Uniquely located in a quiet street, this property is nestled in the sought after catchment of The Gap State High School. Short distance to all amenities, including schools, transport and shopping precincts.

Internal Property Features:

- Low Maintenance Property - Brick and Tile Home
- 3 Bedrooms with built-in wardrobes
- Large Master with Ensuite
- Air-conditioner (Split System)
- Ceiling fans throughout
- Security screened throughout
- Tiled flooring throughout
- Insulated Ceilings and Skylight
- Remote Double Garage

External Property Features:

- Private rear courtyard with undercover entertaining area
- Rear courtyard surrounded with lush gardens
- Fully Fenced Rear Yard
- 5000L Rainwater tank
- Solar Hot water system
- Solar Electricity
- Land Size 450sqm

- Rental Return – Approx. \$530 - 550 per week
- Council Rates Land – Approx. \$430 qtr
- Council Rates Water – Approx. \$186 qtr

3 BED | 2 BATH | 0 CAR

PRICE:
High 500's

OPEN FOR INSPECTION:
N/A



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**Whilst every attempt has been made to ensure accuracy,
Floorplans are representative & should be used as a guide only.**

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.