



**SOLD**

## BRAND NEW CARPET, BRAND NEW INTERIOR PAINT, BRAND NEW FENCING

If convenience and lifestyle is what you are seeking then this is the property for you. With four beautiful salt water swimming pools (one heated), two tennis courts, 3 x BBQ picnic areas, all situated inside this beautifully presented secure gated complex.

No matter if you are a home buyer or investor this one simply ticks all the boxes. Outdoors, a fantastic sized low maintenance rear courtyard to entertain and enjoy.

Walk into this well maintained low set tiled Villa to a large open plan air-conditioned living and dining. Freshly painted, new carpet throughout and all the boundary fencing has been replaced all the hard work has been done. Good sized kitchen with plenty of bench space with dishwasher. Three good sized bedrooms, two bathrooms including en-suite, all with ceiling fans. Good size double lock up garage, large fully fenced private backyard to enjoy for those outdoor barbecues.

Location is great, only a short 100m walk to the bus plus 500m walk to rail. Strathpine Shopping centre walking distance, perfectly situated for a city commute or a local walk to all the facilities

Low-set secure living  
Four swimming pools and barbecue area Two tennis courts  
Fantastic On-site manager team  
Private low maintenance yards  
Rates & Water \$780 per qtr approx  
Body Corporate: \$820 per qtr

Call today to discuss further and arrange a private inspection.

**3 BED | 2 BATH | 2 CAR**

**PRICE:**  
\$265,000

**OPEN FOR INSPECTION:**  
N/A



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Internal Living Area : 128 Sqm  
External Living Area : - Sqm  
Total Living Area : 128 Sqm



## 2 Nicol Way, Brendale

The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

Produced by DIAKRIT

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.