

# FOR SALE

## GREAT INVESTMENT/LIFESTYLE OPPORTUNITY TOWNHOUSE IN BRONBERG COURT SOUTHPORT

THE TENANT HAS VACATED AND NOW THIS PROPERTY IS READY FOR IMMEDIATE SALE.

PHOENIX PALMS enjoys a lush, green tropical outlook which is rare to find these days so central to Surfers Paradise.

All townhouses are secure within this gated estate and long term residents ensure a stable and peaceful community. Centrally located, Phoenix Palms has the convenience of a suburban shopping strip across the road and is only minutes to Surfers Paradise, Southport and Bundall. All of these benefits contribute to the excellent rental returns and capital growth experienced by smart investors. Opportunities to invest in Phoenix Palms are rare and this townhouse will not disappoint as features include:

- A generous sized townhouse - internal size 172sqm approx
- 3 bedroom, 2.5 bathroom and a renovated kitchen
- Tiled living area and bedrooms are carpeted
- Ceiling fans throughout and ducted air conditioning upstairs
- Single lockup garage with remote control with extra car space
- Private courtyard with sails front and rear.
- 25 meter lap / swimming pool / shaded seating area
- Security gated estate with lush tropical gardens
- IGA supermarket, Cafes, Doctor, Dentist and Pharmacy, Mrs Flannery and more across the road
- Transport at the door
- Minutes to the beach, Hospitals, Arts Centre, Southport Golf Club and Turf Club
- Public and private schools and TAFE all within walking distance
- Pet friendly with approval
- Onsite management, residential only with low Body Corporate fees

\$443,500

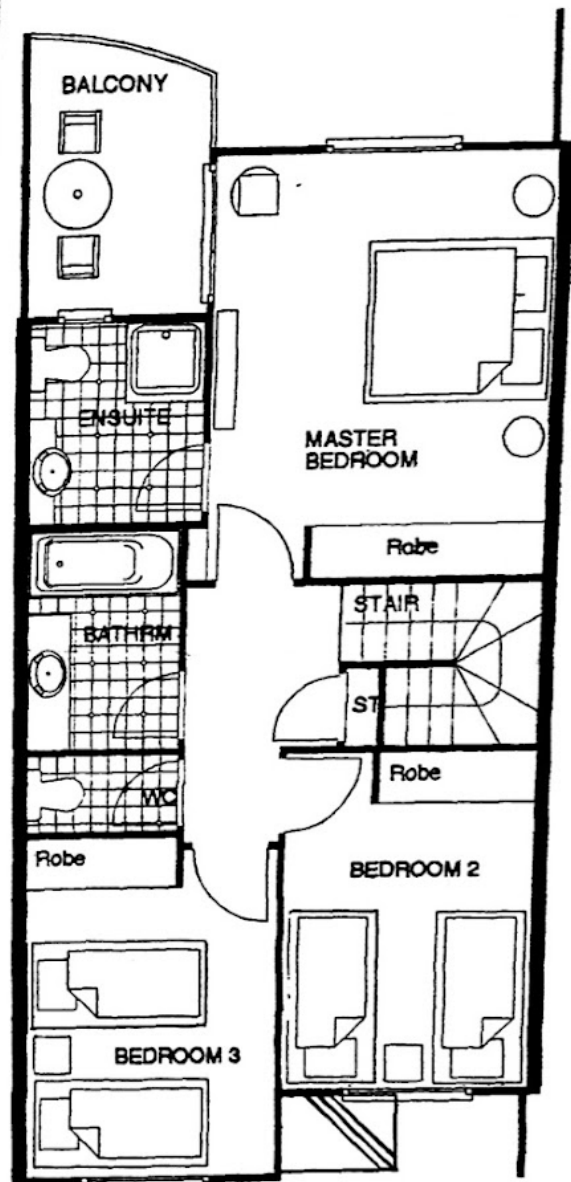
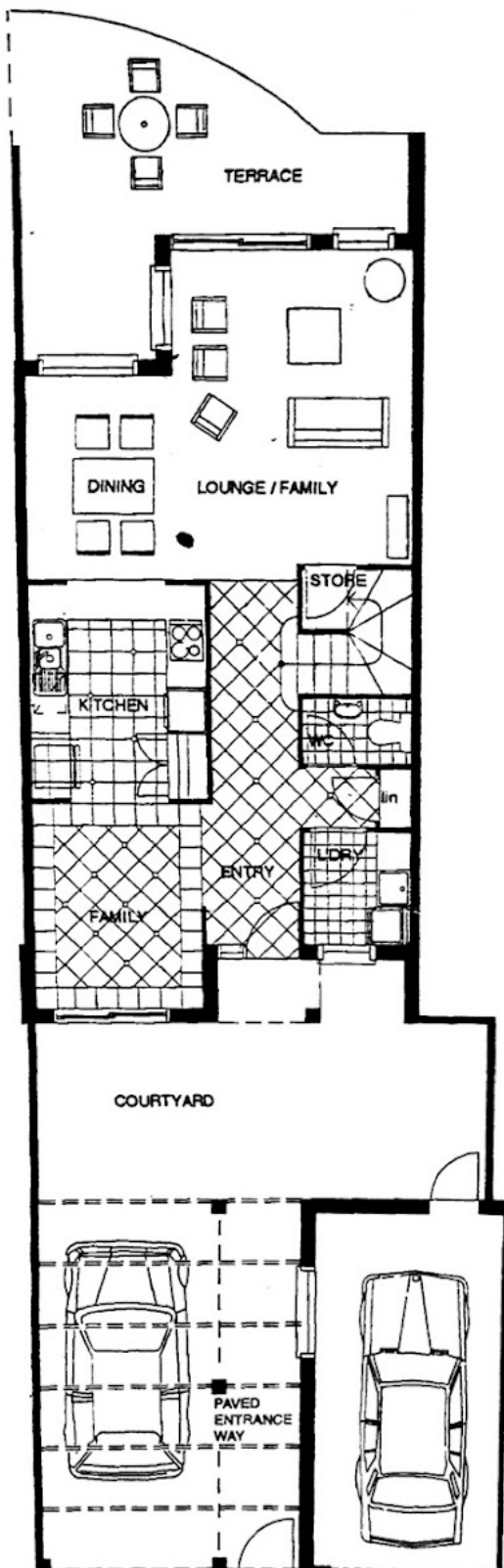
3 BED | 2 BATH | 2 CAR

PRICE:  
\$443,500

OPEN FOR INSPECTION:  
N/A



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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.

Illustrative Purposes Only