



FOR SALE

UNDER CONTRACT

**** TENANT HAPPY TO LEAVE WITH 1 MONTHS NOTICE****

Start in style! A wonderfully immaculate 3 bedroom duplex in the increasingly popular suburb of Ormeau. Whether you're a first home buyer or an astute investor focused on returns, 2/17 Success Crescent is sure to spark excitement!

Features and benefits include...

- The large downstairs living space provides neutral white tiles throughout complimenting the light and airy atmosphere.
- This trendy lifestyle home provides 3 large bedrooms that could easily accommodate queen beds, the master is alone on the first floor with an en suite and walk-in wardrobe.
- The practical kitchen located towards the back of the home is perfect for the budding chef with quality stainless steel appliances.
- Reverse cycle air conditioners are located on both levels of the home with ceiling fans also installed throughout.
- A Rainwater water tank positioned in the backyard is perfect for the buyer with a green thumb yet economical when considering water rates.
- Downstairs powder room.
- Fully fenced lawned yard, ideal for large private gatherings of friends and family.
- Security screens throughout.
- Double Auto lock-up garage.
- Zero body corp fees, only a 50% share of the insurances.
- Currently tenanted at \$410 per week (\$435 per week rental appraisal)

LOCATION:- by Car.

- 3 minutes - Mother Teresa Catholic Primary
- 3 minutes - Coles & Ormeau Village Shopping
- 4 minutes - M1 to Brisbane & Gold Coast
- 40 minutes - Main Beach & Southport
- 37 minutes - Brisbane CBD
- 33 minutes - Robina Town Centre
- 37 minutes - Brisbane Airport
- 4 minutes - Ormeau Woods State School

3 BED | 2 BATH | 2 CAR

PRICE:
UNDER CONTRACT

OPEN FOR INSPECTION:
N/A



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