49 EDGE COURT, MANOORA, QLD, 4870









SOLD

BRAND NEW HOME WITH SIDE ACCESS, ONLY MINUTES TO EDGE HILL

Stylish low maintenance convenient living only 5 mins to the Edge Hill café precinct and 350m to Piccones shopping village with medical, health and retail outlets; located in the Edge Hill State School catchment zone. This Hamptons inspired quality home has an open plan streamline dining/lounge design with a central kitchen featuring stone benchtops, soft closing drawers, ample storage, stainless steel appliances including Bosch dishwasher. Spacious master bedroom with walk in robe and ensuite, 2nd bedroom, plus office or single bedroom. Private outdoor alfresco area with all weather blinds, low maintenance synthetic grass, fenced rear yard perfect for a pet, space for a plunge pool/spa, and double remote lock up garage. Tiled throughout with fans, split system air conditioners and clear view security screens, 6 kiloWatt solar system. Situated on a larger corner block with double side access 3m aprox for boat/caravan/trailer. This home is ideal for the downsizer, first home buyer or investor who wants an easy, no maintenance property.

ROI 5.5% per annum aprox
Rental appraisal: $500 per week aprox
Rates: $2600 aprox per annum

No Body Corporate Fees.
Covenants pertaining to front of house.
Pets allowed.

3 BED | 2 BATH | 2 CAR

PRICE:
$455,000

OPEN FOR INSPECTION:
N/A



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FLOOR PLAN

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.

All enquiries must be directed to the agent, vendor or party representing this floor plan.

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