



# FOR SALE

## 2 BED 2 BATH DUPLEX SOLD FOR \$475,000 BY ANDREW COLLEY 0488 217 803

Whether you are starting your rental property portfolio or wanting to buy your first home you seriously can't go past the combination of location, style and a healthy rental return and this 2 bedroom duplex is just the ticket! BRAND NEW CARPETS AND MOSTLY REPAINTED, Clean, empty and ready to roll, this home is as attractive as it is convenient.

### Location by car

- 4 minutes to the Broadwater
- 6 Minutes to Harbourn Town Reading Cinema and Restaurants
- 7 Minutes to Gold Coast University Hospital (Largest employer on the Gold Coast)
- 9 minutes to Parkwood Station
- 12 Minutes to Main Beach
- 12 Minutes to Westfield Helensvale and Train station to Brisbane
- 23 Minutes to Robina Town centre shopping
- 10 Minutes to Paradise Point
- 42 Minutes to Gold Coast Airport
- 56 minutes to Brisbane Airport
- 55 Minutes to Brisbane CBD

- \* NO BODY CORP CHARGES (just joint insurance)
- \* 2 bedroom single level duplex
- \* Fully fenced block
- \* Open plan living areas
- \* Central kitchen
- \* Two large bedrooms with built-in robes
- \* Master bedroom with en suite
- \* Family bathroom
- \* Separate toilet
- \* Separate laundry in garage
- \* Single garage with internal access, potential 3rd bedroom or 2nd living room
- \* Extra car space
- \* Enclosed yard with side gate NEW TURF

2 BED | 2 BATH | 3 CAR

PRICE:  
UNDER CONTRACT

OPEN FOR INSPECTION:  
N/A



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