



**SOLD**

## 'THE GROVES' AMAZING VALUE IN A QUITE PEACEFUL HAVEN IN THE HEART OF ROBINA.

It's hard to find a unit of this size, 178 sq mtrs set amongst leafy streets and residential homes just a minute from the hub of the 'Easy T Centre' and everything Robina has to offer. This ground floor unit is bigger than some homes, ideal for working couples, investors and young families or anyone who wants to avoid the constant, costly maintenance for a home or parents whose children are going to University.

UPDATE: TENANTS HAVE AGREED TO MOVE OUT EARLIER.

### HIGHLIGHTS:

- : Huge. 178 sq mtr unit
- : Ground floor, easy access
- : A safe and secure complex
- : 10 minutes to the beach
- : Sunny 3 Bedrooms/2 Bathrooms
- : Large elevated and covered private terrace
- : 2 secure carparks
- : Spacious kitchen with stone benchtops
- : Stainless appliances
- : Loads of storage
- : Indoor- outdoor dining
- : Separate Laundry and toilet
- : Air conditioned
- : 2 pools and BBQ areas
- : Onsite manager
- : Pet friendly

### GENERAL:

- : 'The Groves': 74 units over 4 buildings
- : Rented at \$520 pw til Aug 2022
- : Body corporate approx. \$4600 pa

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

**PRICE:**  
\$620,000

**OPEN FOR INSPECTION:**  
N/A



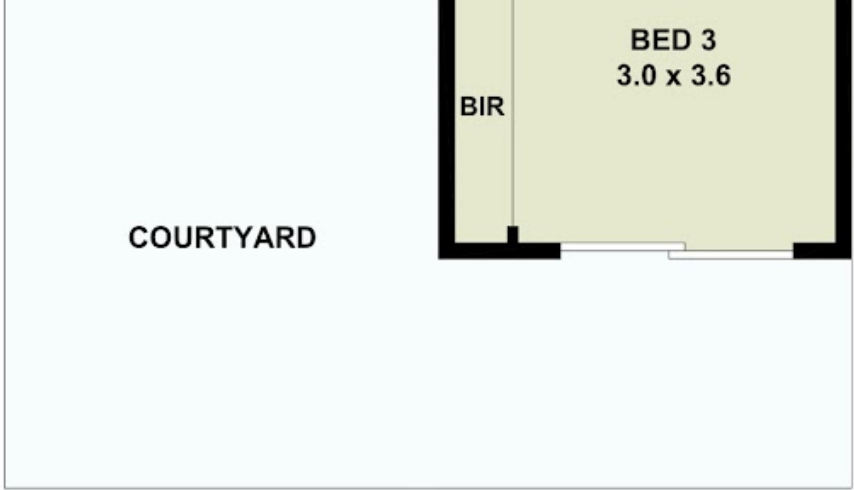
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Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

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NOT IN CURRENT LISTING  
 @reality



**APPROXIMATE AREAS**

<b>INTERNAL :</b>	<b>122 m<sup>2</sup></b>
<b>COURTYARD :</b>	<b>29 m<sup>2</sup></b>
<b>BALCONY :</b>	<b>18 m<sup>2</sup></b>
<b>TOTAL AREA :</b>	<b>169 m<sup>2</sup></b>