



## FOR SALE

### THE MOST AFFORDABLE OVER 50'S HOME - A VERY QUIET BUSHLAND SETTING WITH PLENTY OF NATURAL FAUNA AND FLORA. READY FOR SOME RENOVATION

This One Bedroom plus study home is ready for another owner to love and renovate it. Set amongst the Coombabah Caravan and Relocatable Park within the suburb of Coombabah - so handy to Harbourside, Runaway Bay and Helensvale Shopping Centres. Only 15 minutes by car to the beautiful Broadwater.

Such an affordable home with scope to create your special home and safe haven.

The front deck is such a welcoming feature of this small home and there are 2 entrances to choose from - either enter into the dining /kitchen or perhaps into the lounge room - the choice is yours.

There is timber style laminated floors, some furniture included - refrigerator, washing machine, dining room table, Tv and outdoor chairs/setting. For comfort, enjoy the reverse cycle air conditioner.

The kitchen area is adjacent to the dining area and close to the large lounge room. Next to the lounge room is this versatile room - could be a study, Tv area, 2nd bedroom, project room - what is your plan for this extra bonus room.

At the rear of the property is the bedroom with built in wardrobe and easily accessible to the bathroom ( with shower within the bathtub ). It will probably need new carpet and there is a sliding door exiting onto the shaded back deck which is also the laundry area.

If you are aged 50 years plus and have been trying to find an affordable home during this rising market and have been overwhelmed by escalating prices then this opportunity could be perfect. Why not attend an open Home and inspect this modest blank canvas ready for your creativity to make it "home" ? Please check the website for times and or phone me, Susan, on 0407 285852 and schedule a time for your own private inspection.

This home is new to the market and needs to be Sold so please arrange a time soon! The neighbours are private, friendly people, some in houses, others in caravans. The Site Fees are approximately \$198 per week but this does include the water fees and the lawns are done for you. There is a swimming pool and barbeque area for relaxing recreation facilities. This Park is ideal for those who enjoy natural bushland settings, privacy and convenience of location. This is affordable living awaiting a makeover so respond promptly!

1 BED | 1 BATH | 1 CAR

#### PRICE:

Offers Above \$210,000

#### OPEN FOR INSPECTION:

N/A



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