



**SOLD**

## NEXT INVESTMENT OPPORTUNITY!!

Tenanted until the 20/07/2023 (Fantastic tenant who would like to stay on)  
Current Rent: \$370 per week

Don't miss this opportunity to purchase a modern 3 bedroom townhouse within a quiet, secure, and well-maintained complex complete with ample parking, low body corporate fees & amazing tenants.

Featuring Three large bedrooms, bright and airy open plan kitchen/dining/living area providing comfortable living spaces that lead out to the private courtyard - perfect to relax and unwind.

Located within walking distance to Petrie train station, cafes, gyms, parklands & USC Moreton Bay University. This property offers a perfect addition to your investment portfolio, with a happy tenant looking to stay on.

### UPSTAIRS FEATURES:

- Master bedroom featuring air con, built-in robe & ensuite bathroom.
- Further 2 bedrooms with built-in robes and fans
- Family bathroom & toilet

### DOWNSTAIRS FEATURES:

- Modern kitchen featuring stone benches, gas cooktop & dishwasher
- Open plan living & dining
- Spacious lounge room with air conditioning
- Separate laundry
- Powder room
- Covered pergola
- Low maintenance rear yard complete with landscaping
- Under stair storage
- Security screens throughout
- Remote Single Lock Up Garage
- Close to public transport and shops

### COMPLEX FEATURES:

- Low body corporate fees

**3 BED | 2 BATH | 1 CAR**

**PRICE:**  
**\$416,000**

**OPEN FOR INSPECTION:**  
**N/A**



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