

# FOR SALE

## MODERN SPACIOUS REFURBISHED UNIT ON BUS ROUTE

STREET ADDRESS - 309 ENOGGERA ROAD, NEWMARKET - CNR GARDEN TERRACE/ENOGGERA ROAD

This modern ground floor unit with garden is ideal for dual occupancy. Each bedroom has a patio, and the bathrooms and kitchen have 2 pac and granite finishes. The main bedroom has an ensuite bathroom and walk through robe. The large main bathroom with bath and shower, also has laundry facilities. The spacious main patio leads from the living area and main bedroom and the other patio overlooks a small garden from the 2nd bedroom.

There is fully ducted air conditioning and the unit has brand new appliances. Windows and doors have security screens and vertical blinds. The single garage is remotely operated and situated in an under cover area. There are 10 units in the complex and the bus stop is 50 metres away and the train station is at the bottom of the street.

the unit is 4 kms from the city and shopping complex is 1.5 kms away. This accommodation is ideal for anyone attending QUT.

Rates - \$1860/annum. Utilities - \$1152/annum Levy - \$4080/annum

Disclaimer: Whilst every care is taken in the preparation of the information contained in this marketing, @Realty will not be held liable for any errors in typing or information. All interested parties should rely upon their own inquiries in order to determine whether or not this information is in fact accurate.

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

**PRICE:**

Under Contract

**OPEN FOR INSPECTION:**

N/A

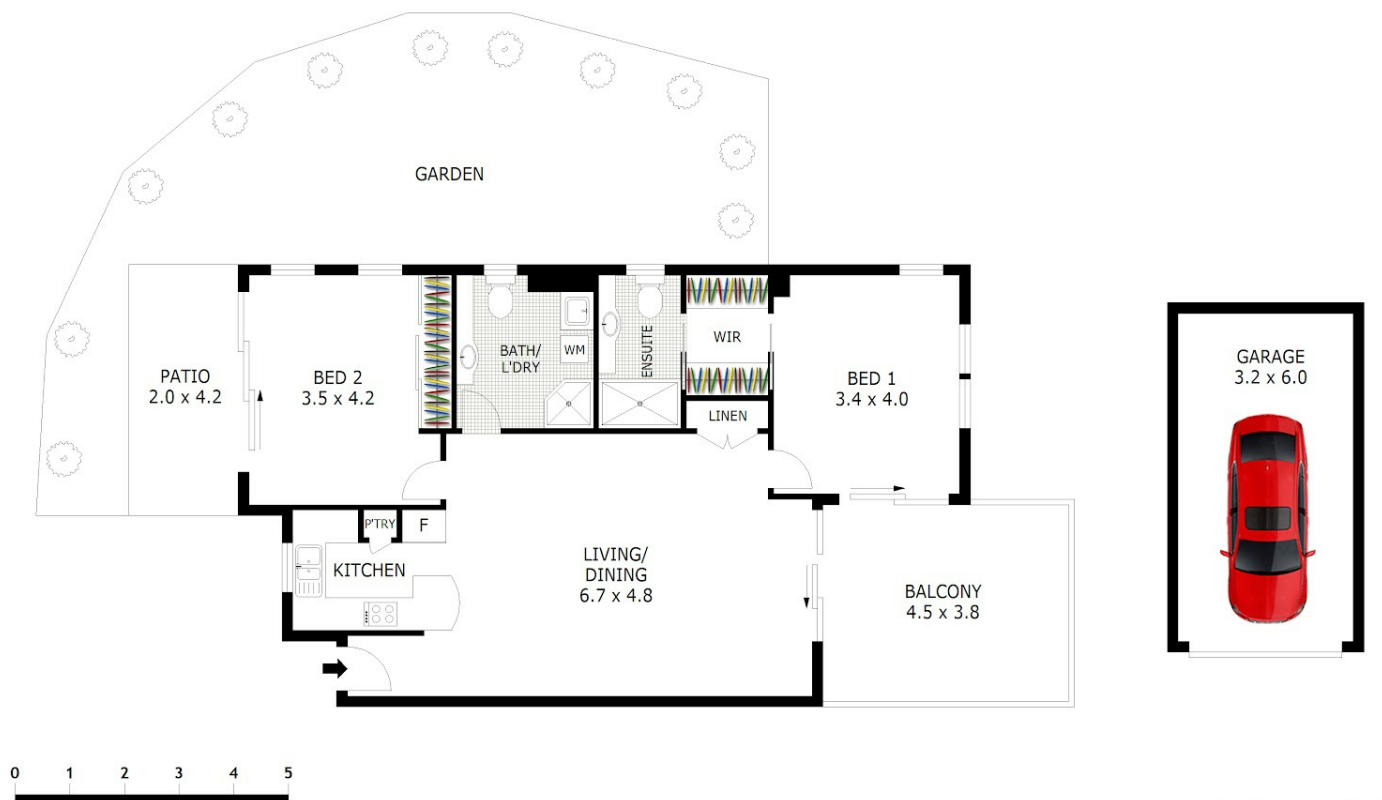


**Nigel Page**

**0403690015**

nigelpage@atrealty.com.au

[nigelpageproperties.com.au/](http://nigelpageproperties.com.au/)



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

Residence	-	86 m <sup>2</sup>
Garage	-	19 m <sup>2</sup>
Balcony	-	16 m <sup>2</sup>
Patio	-	9 m <sup>2</sup>
Total	-	130 m <sup>2</sup>

## 1/309 Enoggera Road, Newmarket

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.