



**SOLD**

## DUPLEX PAIR - RARE NO BODY CORPORATE FEES LIVE IN ONE AND RENT THE OTHER

Welcome to this fantastic opportunity to own your own slice of paradise in Pacific Pines, QLD, Australia! This beautiful three-bedroom townhouse is situated in the picturesque setting of Pacific Pines .

Positioned in a peaceful and friendly neighbourhood, this property offers the perfect balance between convenience and serenity. With quality schools and parks nearby, you can rest assured that children and pets will have plenty of room to explore and grow. The nearby Gold Coast theme parks and attractions offer endless fun-filled activities for the whole family to enjoy.

This stunning double storey townhouse offers a flowing and spacious floor plan that is perfect for entertaining guests or just relaxing with the family. A master bedroom with ensuite and built-in wardrobe provides the perfect retreat while two additional bedrooms with built-in wardrobes and a central bathroom cater for the needs of the whole family.

The modern kitchen is tastefully appointed with quality appliances and plenty of cupboard storage. Plus, for those who love to stay connected, this property also features broadband internet access and built-in dishwasher.

The outdoor area is the perfect place to entertain friends and family. The fully-fenced courtyard provides plenty of space for children to play and pets to roam. For convenience, there is also an extra carpark space outside of the property.

The property also features air conditioning, allowing you to stay comfortable no matter what the weather.

This townhouse is currently tenanted and ready to be yours. With a weekly rental return of \$570.00 per week ending January 2024 . Tenants are hoping to renew the lease. And are aware that rent will go up.

Don't miss out on this wonderful opportunity to secure your new home today. Contact us for more information about this property and to book an inspection.

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

**PRICE:**  
\$640,000

**OPEN FOR INSPECTION:**  
N/A



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1-2/32 WELLERS STREET, PACIFIC PINES

6 4 2

Internal: 272m<sup>2</sup> | External: 38m<sup>2</sup> | Total: 310m<sup>2</sup>

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.



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.