

31 ADELAIDE CIRCUIT, BARINGA, QLD, 4551



**SOLD**

## FREEHOLD TOWNHOUSE - NO BODY CORPORATE

GRAY Property Services would like to present this freehold town house offering a beautiful leafy outlook in the Aura estate and is perfectly positioned to capture the easterly ocean breezes and bask in the natural sunlight all year round.

Some outstanding Features:

- 2 Queen sized bedrooms
- Master retreat upstairs with walkthrough robe, ensuite with double vanity and air conditioning
- Bed 2 with built in robes and second bathroom + fan
- Open plan light filled living/dining area with air conditioning
- U-Shape Kitchen well appointed with stone bench tops, plenty of storage, electric appliances including dishwasher.
- Low maintenance home, fully fenced and secure.
- Over sized single bay garage.
- Plenty of storage throughout
- No body corporate, Freehold Townhouse
- Easy access to all the sunshine coast has to offer
- Minutes away from local schools, shopping, parks & transport options.
- Great investment property with fantastic tenants in place

Here is your chance to secure one of the most sought after locations on the Sunshine Coast. Are you an Investor? Look no further than 31 Adelaide Circuit. Be quick as this will not last long!

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

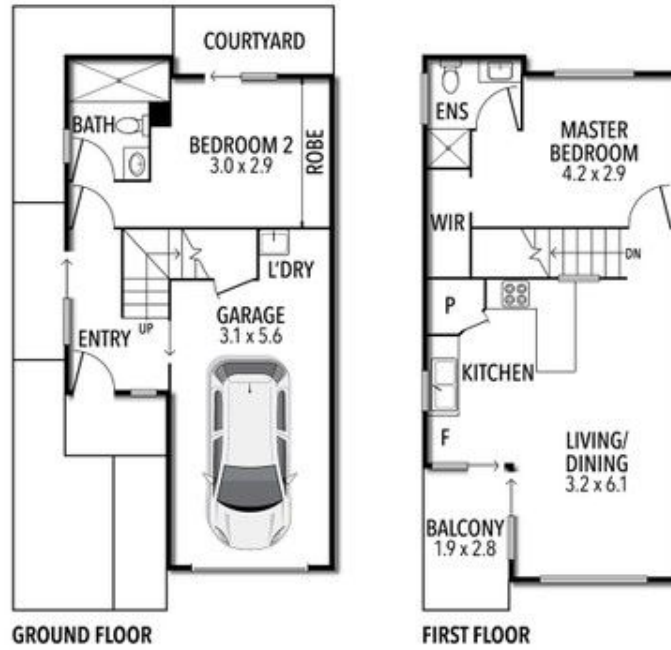
**PRICE:**  
**\$585,000**

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



**Cassandra and Cameron Gray**  
**0431316679**  
cgray@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)

31 ADELAIDE CCT BARINGA, QLD, AUSTRALIA



TOTAL APPROX. FLOOR AREA 129 SQ.M.



Whilst every attempt has been made to ensure accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to this operability or efficiency can be given.

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.