



SOLD

A LIGHT AND BRIGHT 2 BEDROOM VILLA THAT HAS BEEN MAINTAINED BEAUTIFULLY AND AWAITS NEW OWNERS WITHIN LIVING GEMS OVER 50'S RESORT, COOMBABAH

This home is much loved and proudly presented to the Market to be "Home Sweet Home" for the next owners.

Such a great supportive and friendly Park to reside in and you can be very active or relax and be as private as you like. This Lifestyle Park has the best maintained facilities and an active Social Club of Members.

Special Features:

- * 2 Bedrooms - main with walk in wardrobe , 2 nd bedroom has built-in wardrobe
- * 1 Spacious bathroom, with bath & separate shower, toilet ; separate 2nd toilet in laundry area
- * East facing home aspect with lots of natural light entering into the large living area. Carpeted throughout.
- * Separate laundry which leads out to the enclosed carport and undercover entertainment area, this has a convenient ramp.
- * Solar Hot Water System and Solar Panels - economical!
- * Colourbond Fencing and Garden Shed - easy care gardens!

Such a calm and peaceful ambiance throughout - interested? Please phone me, Susan, on 0407 285852 and I will be happy to arrange an inspection time that suits your busy schedule.

When purchasing a Manufactured Home in an Over 50's Park, you purchase the home and lease the land. At Living Gems, Coombabah the Site Fees are approximately \$215 per week - this fee is reviewed annually. If you are on a Pension , you may be deemed eligible by CentreLink and receive Rental Assistance Rebate fortnightly. There are fantastic recreational facilities in the Park and the latest addition has been the indoor heated pool and separate spa. The pool does have a full ramp to enter with handrails, so easy to access. The views from the pool and spa is the wonderful bushland aspect seen from the floor to ceiling windows and doors - so picturesque! There is a Residents Workshop and a 2 Bay undercover carwash. There are On Site Managers who are very helpful and are available weekdays between 10am - 2pm.

Such a great friendly supportive environment with Shopping Centre close by and a Bus stop out the front of the Complex. Life can be great! Please Phone Susan on 0407 285852. I am happy to assist

2 BED | 1 BATH | 1 CAR

PRICE:
\$533,000

OPEN FOR INSPECTION:
N/A



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-  2
-  1
-  1

Internal: 106m²
Covered External: 29m²
Total Floor Area: 135m²



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.