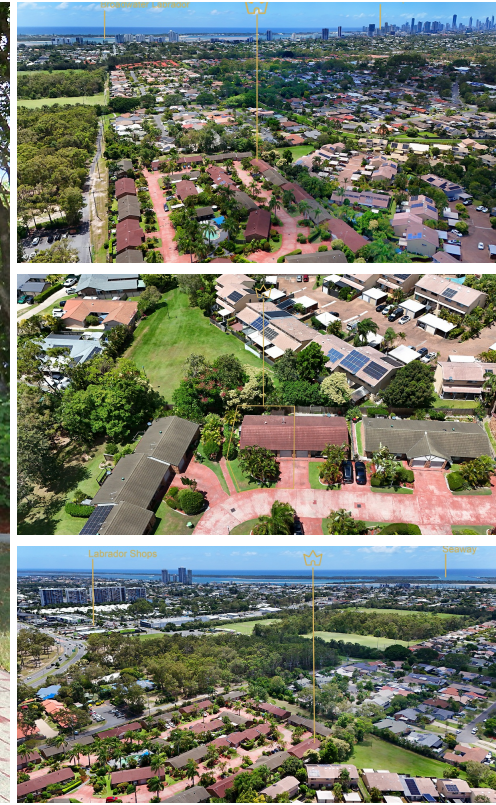


22/51 OLSEN AVENUE, LABRADOR, QLD, 4215

PREMIER ESTATE AGENTS GC  
BY TRINA HENRY



**SOLD**

## UNDER CONTRACT !

Nestled in one of the most sought-after complexes in Labrador, this charming two-bedroom duplex at 22/51 Olsen Avenue presents an irresistible opportunity for buyers seeking a great investment or a home that provides peaceful living with privacy. Set amidst the backdrop of parkland and including a private courtyard, this property combines the best of communal living. Enjoy the amenities the complex offers, a resort-size pool, an Undercover BBQ & entertaining area, all surrounded by lush manicured gardens.

Step inside to discover a bright and charming duplex with a welcoming atmosphere that flows from room to room. Glass sliding doors on both the front and back of the property showcase the tranquil gardens, providing ample fresh air and plentiful sunshine. The kitchen is compact but functional, offering stone benchtops, a large window and a good amount of storage. The large reverse cycle air conditioning unit will cool the home in minutes, ensuring year-round comfort in Queensland's subtropical climate. With two comfortable bedrooms and one well-appointed bathroom, the home offers a perfect floorplan for couples, small families, or those seeking a low-maintenance lifestyle. Whether you're hosting a weekend barbecue in the entertainment area or simply unwinding after a long day, this is the perfect place to call home. Your fenced backyard and courtyard will provide the ultimate space for relaxation. Secure parking is guaranteed with a remote-controlled garage, offering both convenience and peace of mind.

2 BED | 1 BATH | 1 CAR

PRICE:  
\$755,000

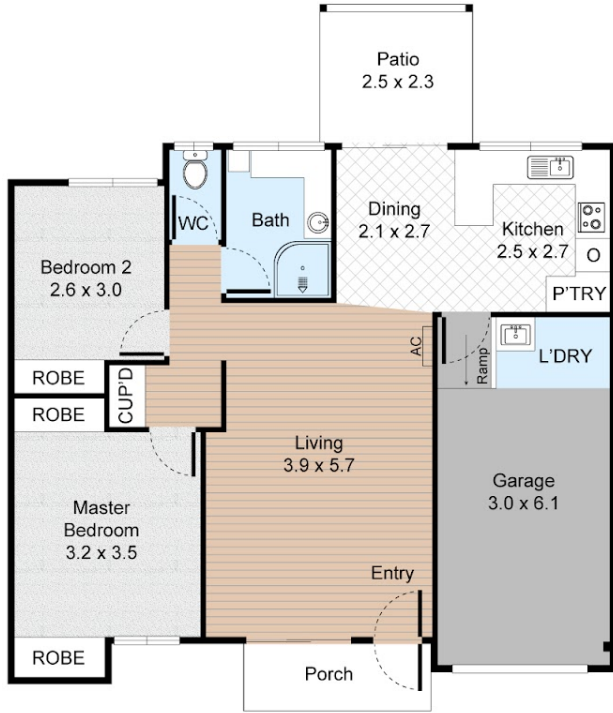
OPEN FOR INSPECTION:  
N/A



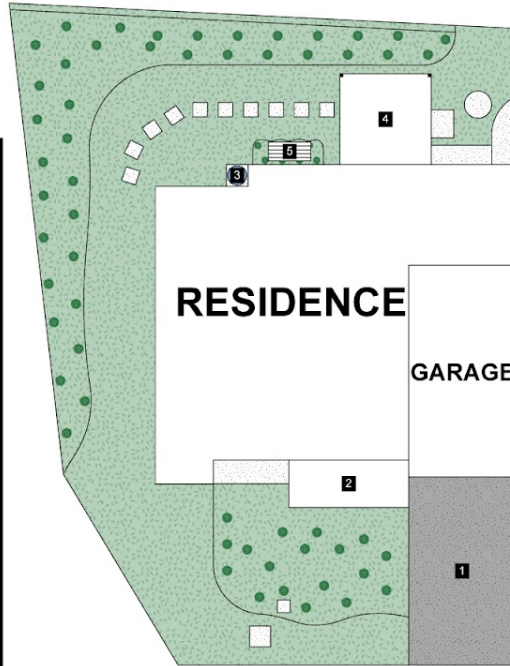
**Trina Henry**  
**0415123323**  
trina@premierestateagentsgc.com  
www.premierestateagentsgc.com

Unit 22, 51 Olsen Avenue, Labrador

2 Bed 1 Bath 1 Car



FLOOR PLAN



SITE PLAN

LEGEND

1. Driveway
2. Porch
3. Hot Water Tank
4. Patio
5. Clothes Line

Internal : 87m<sup>2</sup>  
External : 6m<sup>2</sup>

All information contained herein is gathered by Little Hinges. Whilst the scanning technology is highly reliable, we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

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.

Trina Henry  
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trina@premierestateagentsgc.com  
www.premierestateagentsgc.com

