



FOR SALE

DUPLEX WITH 3 CAR ACCOM - NO BODY CORP!

Perfectly positioned in a quiet pocket of Petrie, this beautifully maintained duplex delivers the ideal balance of lifestyle, convenience and low-maintenance living — all without the burden of body corporate fees.

Offering exceptional value for first home buyers, downsizers and investors alike, this spacious residence features two generous bedrooms with built-in wardrobes and air-conditioning, a light-filled formal lounge, stylish updated kitchen and a private courtyard designed for relaxed everyday living.

What truly sets this property apart is the rare combination of practicality and future-focused extras, including 3 car spaces, 2 toilets, a lock-up garage, 6.3kW solar system with 10.1 kWh battery storage and a private setting just moments from Petrie Railway Station, USC Moreton Bay, shops, cafes and local amenities.

With significant infrastructure, university growth and Olympic attention continuing to transform Petrie into one of Moreton Bay's most exciting emerging hubs, opportunities like this are becoming increasingly difficult to secure.

Property Features:

- No body corporate fees
- 2 spacious bedrooms with built-in wardrobes + air-conditioning
- Formal lounge with excellent natural light
- Stylish updated kitchen
- Tidy bathroom plus convenient second toilet
- Private low-maintenance courtyard
- 6.3kW solar system + battery
- Lock-up garage + 2 additional car spaces
- Quiet and private position
- Walking distance to Petrie train station, USC and local amenities

Affordable, stylish and incredibly well-kept — this is smart buying in a high-growth location.

Disclaimer: While every effort has been made to ensure the accuracy of these particulars, no

2 BED | 1 BATH | 3 CAR

PRICE:

Offers Over 729k

OPEN FOR INSPECTION:

May 23 at 10:00am - 11:00am

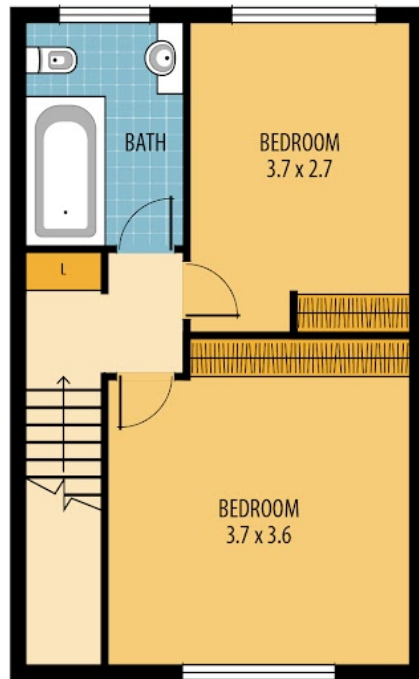
May 24 at 10:00am - 11:00am



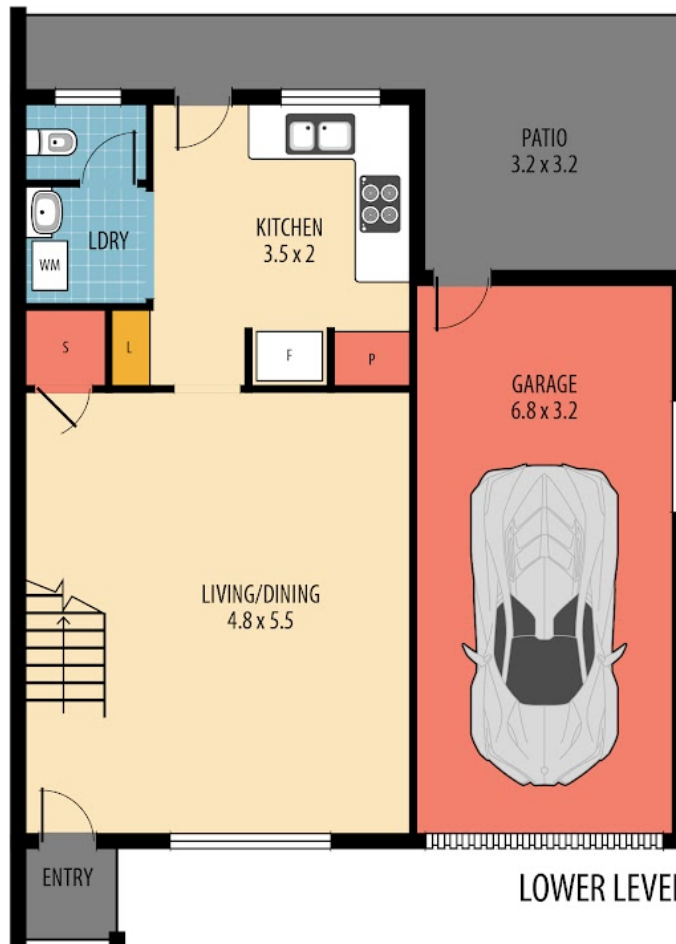
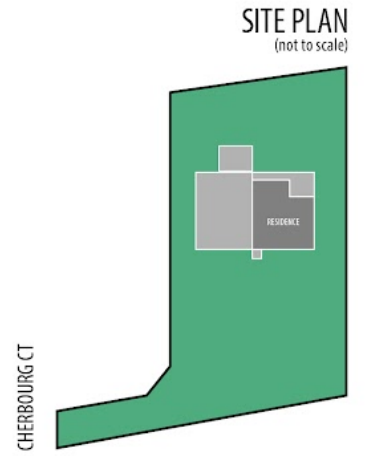
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UPPER LEVEL

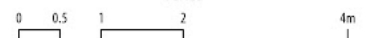


LOWER LEVEL

Total area: 120m² (approx.)
 Internal area: 82m² (approx.)
 Outdoor area: 16m² (approx.)
 Garage: 22m² (approx.)



SCALE



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.

2/1 CHERBOURG CT, PERTH

DISCLAIMER: ALL DIMENSIONS ARE AN APPROXIMATION ONLY AND NO GUARANTEE IS GIVEN WITH RESPECT TO ACCURACY.

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