



FOR SALE

WOW - STUNNINGLY PRESENTED TOWNHOUSE - CENTRAL & SECURE WITH RESORT STYLE FACILITIES!

From the moment you walk into this property, you cannot help but be impressed with it's perfect presentation & beauty. New flooring, carpet & recently painted, it is totally stunning throughout from top to bottom. If you're looking for that sound investment, or a low maintenance home to downsize into later - you don't want to go past this one!

Properties like these are in high demand, so you had best be quick as this will definitely sell to someone in the first group through the door!

Property Features:

- Double storey townhouse with solid rendered brick and tile construction
- Bright open plan living space
- 3 bedrooms all with double built in robes and ceiling fans
- Master bedroom with en-suite
- Large main bathroom with sep WC 3 bathrooms in total with powder room downstairs
- Sizable kitchen with 2pac cabinetry and dishwasher
- Covered patio adjoins dining area with immaculate private backyard Air conditioning in living and dining area
- Single lock up garage with extra car space on driveway (plus plenty of visitors parking available)
- Internal access from garage to the property
- Secure gated community with intercom and great onsite manager
- Security screen front door and back sliding door
- Currently tenanted to a fantastic tenant at \$385 per week (24 hours notice required for inspections please)
- Water per quarter \$348
- Council rates \$813 per half year
- (*note: council & water charges here are for an investor - Fees will be less for owners or retirees)

For more information or an inspection please call Fergus today!

This neat property is only a short stroll to a large parkland space within the community, and

3 BED | 3 BATH | 2 CAR

PRICE:
\$335,000

OPEN FOR INSPECTION:
N/A



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