



FOR SALE

ELEVATED, RENOVATED & READY TO MOVE IN

Perfectly positioned within a popular and well-established complex in Birkdale, this beautifully presented, two-storey townhouse offers an exceptional combination of modern style, comfortable interiors and an enviable lifestyle.

Set in an elevated, south facing position, the home enjoys lovely natural breezes, an abundance of natural light and a peaceful outlook, creating a wonderfully comfortable environment throughout the year. Thoughtfully updated and beautifully maintained, this is a home where you can simply move in, unpack and enjoy.

From the moment you enter, the home presents a lovely sense of style and quality. The downstairs kitchen, living and dining area is a beautifully renovated space, thoughtfully designed for comfortable everyday living. The stylish kitchen features a walk-in pantry and a fresh, modern feel, while the adjoining living area opens directly onto the private courtyard. This creates a lovely connection to the outdoors, with the courtyard offering a peaceful spot to enjoy your morning coffee, unwind or simply enjoy some fresh air.

Upstairs, both bedrooms are generously proportioned, offering comfortable and versatile spaces with built-in wardrobes, ceiling fans and air conditioning. The oversized main bedroom enjoys the added benefit of a private balcony, providing a peaceful outdoor retreat to enjoy the fresh air and cooling breezes, while the second bedroom is equally generous in size and offers excellent flexibility for family, guests or a comfortable home office.

The renovated bathroom continues the home's modern feel, complemented by the convenience of a downstairs powder room for guests. A dedicated laundry area adds further practicality, completing a well-considered and functional floorplan.

The property also offers a single lock up garage, which has been further enhanced with a brand-new garage door and quality epoxy flooring, creating a clean, practical and highly presentable space.

There's also room to park an additional vehicle in the driveway, while the complex provides ample visitor parking, making entertaining family and friends easy and convenient.

One of the many highlights of this property is the lifestyle on offer within the complex.

Residents have access to a sparkling swimming pool, clubhouse and gym, providing the perfect setting to enjoy your downtime without having to leave home.

Whether it's spending a summer afternoon enjoying family time around the pool, catching up with friends at the clubhouse, getting in a workout at the gym or simply relaxing in the peaceful surroundings, this is a home that offers far more than just four walls.

Perfectly positioned for convenience and lifestyle, this home places a variety of everyday

2 BED | 2 BATH | 1 CAR

PRICE:

By Negotiation

OPEN FOR INSPECTION:

N/A

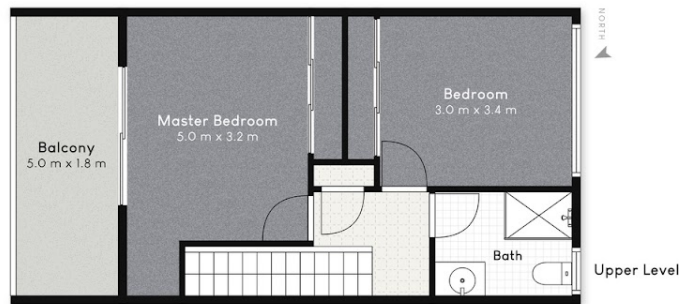


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70/14 KENSINGTON PLACE, BIRKDALE

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Internal: 103m² | External: 19m² | Total: 122m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.



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.