

1/37 View Street, Woolloowin, QLD, 4030



Townhouse For Sale

Tuesday, 17 October 2023

1/37 View Street, Woolloowin, QLD, 4030

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Townhouse



Nicholas Stankiewicz

A stylish standalone villa with mountain views

Experience the epitome of style and luxury in this exceptional property located in the sought-after suburb of Woolloowin. Every detail has been carefully curated to create a truly unique and stunning home. Nestled in a private boutique complex of just four townhomes, this recently renovated property is a true gem.

Positioned at the front of the complex, this property boasts a rare feature - a grassed fenced yard, perfect for those who value outdoor space and privacy. Whether you're looking to downsize or seeking a solid investment opportunity, this property offers low maintenance living and comes with the added bonus of low body corporate fees.

Step inside and be greeted by a spacious and beautifully designed open plan living and dining area. The well-proportioned kitchen is a chef's dream, The living room seamlessly connects to the private courtyard, complete with an undercover patio, ideal for entertaining friends and family. Upstairs, you'll find two bedrooms, each featuring large built-in robes and separate balconies, providing a peaceful retreat.

Addition Information:

- 📄 Council Rates are approximately \$256.40 per quarter.
- 📄 Body corporate fees are approximately \$T.B.A per quarter, inclusive of sinking fund, administrative fund, and body corporate insurance.
- 📄 Rental appraisal \$700 - \$720 per week approximately.
- 📄 Year Built: 2000
- 📄 Land size: 178m²

This property is packed with features that enhance comfort and security. The spacious master bedroom comes with an ensuite and a walk-in closet. Ducted air conditioning throughout ensures year-round comfort, while security screens and new window coverings offer peace of mind. The high ceilings add to the overall sense of space and elegance.

Other notable features include a remote lockup garage with internal access, ample storage options, and easy side access to the fully fenced courtyard, boasting beautiful gardens and a grass area. Guests will appreciate the extra off-street parking available in front of the villa.

This complex is pet-friendly, subject to body corporate approval, making it an ideal choice for those with furry friends. Additionally, its prime location allows for a short walk to popular cafes and shops, and it is within walking distance to local schools and close to hospitals.

Suburb Profile:

Situated just 6 kilometers from Brisbane CBD, the area is extremely well serviced by public transport with the Woolloowin and Eagle Junction Train Stations a short walk away and a city bound bus stop only a 3 minute walk away. Located in the Eagle Junction State Primary and Kedron State High School catchment area which are both very highly rated schools and a short drive to St Rita's, St Margaret's and local private primary schools.

Woolloowin has great access to multiple arterial roads that can take you to the north and south side of Brisbane in no time (via the Inner City Bypass, Clem7 tunnel or Gateway Bridge). Bordered by inner city suburbs such as Ascot, Clayfield and Albion means Woolloowin is assured growth and strong investment demand for years to come.

For further inquiries or to arrange an inspection, don't hesitate to contact Nicholas Stankiewicz. This property is a rare find in Woolloowin and won't stay on the market for long!