

**10/13-17 Caroline Street, Woody Point, Qld 4019**



**Townhouse For Sale**

Wednesday, 13 December 2023

10/13-17 Caroline Street, Woody Point, Qld 4019

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 144 m2**

**Type: Townhouse**



Stephan Siegfried



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## Offers over \$599,000

Magic East of Oxley location, just a stone's throw from the bay and trendy Woody Point Village. This townhouse is a very generous size and would be perfect for an owner occupier or the astute investor alike. Designed with a very practical floorplan the property features: \* Air-conditioned living/dining with two sets of doors to a private courtyard \* Modern open plan kitchen with breakfast bar \* 3 x Bedrooms in total. The master is a massive king size(+) with a full walk-in robe, ensuite and east facing balcony. The additional 2 bedrooms are both queen size both with large built-ins and ceiling fans \* There are 2 bathrooms (main and ensuite upstairs) PLUS a ground floor powder room \* Drive through garage to an ADDITIONAL covered tandem parking spot (perfect for the second car or motorbike etc) or use this covered multi-purpose space as additional outdoor living \* Screens and ceiling fans throughout plus airconditioning to the master and downstairs living \* Fully fenced courtyard with space to grow herbs with a little bit of grass for your fur-baby (or just to enjoy) \* Complex of just 12 townhouses with affordable Body Corporate fees & a solid sinking fund (2024 Body Annual Corporate Contribution: \$2,062.66) \* Stroll to the newly renovated Belvedere Hotel for dinner or sunset drinks or walk to the east and enjoy the private beaches at your Woody Point doorstep \* Pet friendly complex (approval required on application to Body Corporate) \* Great walking and cycling tracks virtually on your doorstep Offering both location and lifestyle in an affordable package, this property will not last long. Call me now to arrange an inspection, don't wait!