

10/235 Albany Creek Road, Bridgeman Downs, Qld 4035



Villa For Sale

Friday, 3 November 2023

10/235 Albany Creek Road, Bridgeman Downs, Qld 4035

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 138 m2

Type: Villa



Donna Erskine
0732056633

Offers Over \$559,000

A perfect investment opportunity awaits, presenting 10/235 Albany Creek Road, Bridgeman Downs. Situated in the Notting Hill Terraces of Bridgeman Downs, positioned at the back of the complex ensuring peace & quiet. The estate itself is extremely well maintained and provides a pool and BBQ area of residents to enjoy. The property features include;- Air-conditioned and spacious open plan lounge and dining room- A good sized kitchen with plenty of bench and cupboard space- Internal laundry with separate guest toilet- Three generous bedrooms with built-in robes - Air conditioned master bedroom with private balcony and ensuite - Family bathroom with shower over bath - Single lock-up garage with internal access - Private courtyard with access to the park and walking pathsThe estate is well maintained providing access to a pool and BBQ area for all residents to enjoy including ample visitors parking. Property is currently tenanted until September 2024 paying \$510/wk. Current rental appraisal for property \$550-\$600/wkExpenses:Body Corporate: \$76/wkUrban Utilities: \$32/wk approxRates: \$37/wk approxProximity: - 35 mins from Brisbane CBD (approx) - 3 mins to Aspley Hypermarket (approx) - 10 mins to Westfield Chermside (approx) - 9 mins to Geebung Train Station (approx) - 19 mins to Westfield North Lakes (approx) - 150m to closest bus stop Phone Donna Erskine for your private inspection please allow minimum 24 hours for access as this is a tenanted property.***Although every effort has been made to ensure the accuracy of the information (written or verbal) relating to this property. Some information has been obtained from third parties and has not been independently verified, accordingly no warranty or responsibility can be accepted by us for any loss resulting from not verifying the information personally. ***