

**10/5 Troubridge Street, Mount Gravatt East, Qld  
4122**



**Townhouse For Sale**

Thursday, 16 November 2023

10/5 Troubridge Street, Mount Gravatt East, Qld 4122

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 168 m2**

**Type: Townhouse**



James Austin  
0733493370



Cooper McGrath  
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## Auction

THIS SPACIOUS 4 BEDROOM TOWNHOUSE IN THE HEART OF MOUNT GRAVATT EAST WILL NOT LAST LONG. MAKE NO MISTAKE, THE OWNER IS LIQUIDATING THEIR INVESTMENTS AND THIS PROPERTY MUST GO. WE ARE SELLING ON OR BEFORE AUCTION ON THE 7TH OF DECEMBER!\*Auction via In-Room and Online - 07/12/2023 from 6:00pm, if not sold prior. Auction Location - Mount Gravatt Bowls Club - 1873 Logan Rd, Upper Mount Gravatt Registrations start from 5:30pm. (Phone & Online Registrations must be completed by 3:00pm on Auction Day) Situated on the quiet street of Troubridge, and positioned in the back of the complex, this grand townhouse is a rare opportunity. This well maintained 4 bedroom property is the perfect choice for a first home owner, family orientated buyer or investor. Offering a modern and light design, this townhouse boasts an open plan living and dining room that, when paired with your private outdoor area, creates an entertaining space suitable for all events. This property provides you with 4 generous sized bedrooms, rare for a townhouse. The master bedroom has an adjoining ensuite that compliments the main bathroom, which services the rest of the home. The townhouse also offers air conditioning, 2 car lock up and front gate security. Located a stones throw from all major amenities, this incredible property is positioned in a quiet and sought after pocket of Mount Gravatt East. The many features of this townhouse include:

- 4 large bedrooms, all with ceiling fans
- Master bedroom with en-suite & air-conditioning
- Large open plan living room with air-conditioning
- Contemporary kitchen with modern appliances & a stone bench tops
- Modern main bathroom with dual sinks & walk-in shower
- Exclusive outdoor entertainers area
- Double remote garage
- Front security gate
- Near-new complex
- Body corp fees of ~approx \$750 per quarter
- 12km to CBD
- 5 minutes to Westfield Garden City
- 2 minutes to Big Top Shopping
- Rented for \$730 per week until August 2024\*subject to reserve price^direct line

All information contained here is gathered from sources we consider to be reliable, however we can not guarantee or give any warranty about the information provided and interested parties must solely rely on their own research and enquiry.