

11/3-7 Monterey Avenue, Banora Point, NSW 2486



Townhouse For Sale

Wednesday, 12 June 2024

11/3-7 Monterey Avenue, Banora Point, NSW 2486

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 263 m2

Type: Townhouse



Greg Costello
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\$700,000 to \$749,000

Discover the epitome of modern living with this spacious and beautifully maintained townhouse, perfectly positioned in an exclusive, serene complex. Boasting an elevated north-easterly aspect, this home offers an enviable lifestyle just moments away from top-rated schools, shopping centres, and public transport. **Key Features:** Prime Position & Scenic Outlook: Nestled within a small, well-kept complex with picturesque views. Enjoy an elevated north-easterly aspect, offering abundant natural light and gentle breezes. **Elegant Interior & Versatile Layout:** Thoughtfully designed with neutral tones and free-flowing interiors. Spread over two levels, the versatile floorplan caters to diverse lifestyles: **Upper Level:** Features two generously sized bedrooms, open plan living, and a covered balcony with a stunning outlook. **Lower Level:** A third bedroom with a well-equipped bathroom, providing convenience and privacy. Seamless indoor/outdoor transition to the rear courtyard, adorned with easy-care gardens. **Luxurious Bedrooms:** Three spacious bedrooms, all with built-in wardrobes. The master suite boasts an ensuite bathroom and enjoys a sunny, peaceful aspect. **Ample Storage & Workshop Space:** Enormous double car garage with extensive under-house storage. Plenty of room for a workshop, perfect for hobbyists or DIY enthusiasts. **Gourmet Kitchen:** Well-appointed kitchen featuring electric cooking, a range hood, double sink, and abundant cupboard space. **Exclusive Complex Amenities:** Situated in a quiet, pet-friendly boutique complex of only 18 units. Enjoy low body corporate fees of approximately \$50 per week, covering water and building insurance. **Ideal for a Variety of Buyers:** Perfect for investors, owner-occupiers, first home buyers, or those seeking extra space and low-maintenance living. Rental potential of \$700 per week makes this an attractive investment opportunity. **Convenience at Your Doorstep:** A short, level stroll to nearby shops, schools, public transport, and local clubs. Easy access to the M1 for seamless commuting. Just a short drive to the Gold Coast Airport and world-famous beaches. Experience the perfect blend of luxury, comfort, and convenience at 11/3 Monterey Avenue. This stunning townhouse is more than just a home; it's a lifestyle waiting to be embraced. Don't miss your chance to make this exceptional property yours. Contact us today to arrange a private viewing and take the first step towards your dream home! **Disclaimer:** (Please note the swimming pool is under construction and will be completed before settlement. The images shown are renders for marketing purposes only and may not 100% accurately represent the exact final shape and design). All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you and has been provided to Coastal Property Collective by third parties. Coastal Property Collective cannot definitively confirm whether the information listed is correct or 100% accurate. Coastal Property Collective does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the Website. Information on the Website should not be relied upon and you should make your own enquiries and seek legal advice regarding any property on the Website. Prices displayed on the Website are current at the time of issue, but may change.