

12/14 Stedman Street, Norville, Qld 4670



Sold Unit

Friday, 2 February 2024

12/14 Stedman Street, Norville, Qld 4670

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 112 m2

Type: Unit



Michael Loader

Contact agent

Call Exclusive Marketing Agent Michael Loader direct to ensure you are informed correctly on this modern brick unit which offers plenty of room to move in a small boutique complex which is extremely well kept, private & central to everything!*** ** ALL OFFERS TO PURCHASE WILL CLOSE 5PM TUESDAY 16th JANUARY 2024 - PLEASE CONTACT THE AGENT FOR AN OFFER TO PURCHASE FORM IF REQUIRED &/ OR ATTEND THE OPEN HOMES *** Offering a great functional layout with open plan design this lovely unit would ideally suit someone wanting to feel safe & secure with zero maintenance required. The unit is located in a secure boutique complex "Joshane Garden Villa's" which are all owner occupied and is handy to all amenities just a 1 minute walk to Across the Waves sports club. Featuring: - Spacious 2 bedroom unit, built in robes - Large main bathroom - Laundry area off the main living area offering ease of use + 2 separate toilets - Open plan living and dining areas (all tiled), neutral colour scheme throughout (freshly painted in 2022) - Conveniently tiled floor plan, very usable design - Great sized centrally located kitchen with loads of storage & New Oven - All the added extras that you would expect, security screened and A/C - Large outdoor alfresco area at the rear with easy care yard & garden/lawn area if you still want to potter around and do some gardening yourself - Large front balcony for the morning cuppa - Fully landscaped and privacy fenced - Exclusive use parking bays for your guests to visit - Low maintenance you need not lift a finger - Stunning gardens & lawns throughout the entire complex, well kept & super neat and tidy - Peaceful & quiet, great handy location, awesome neighbors, extremely safe & secure boutique complex - Exceptionally well cared for, immaculate inside & out, PET FRIENDLY COMPLEX! - Fully fenced, walk to shops & ATW sports club (approx 100m straight out the back gate), bus stops close by for the trips down town or to Sugarland - Ideal for the grey nomad or older person wanting a home style unit close to everything - Great travel base just lock up and enjoy your travels knowing the lovely neighbors will keep you posted and check the mail - 100% Secure complex, no passing traffic, lovely long term neighbors of many years - Body corp approximately \$52 per week which includes all your building insurance and of course all your lawn mowing/gardening/external maintenance... JUST SIT BACK & ENJOY! IF YOU HAVE BEEN SEARCHING FOR A LOW MAINTENANCE PROPERTY/ TRAVEL BASE BUT ARE NOT READY TO COMPROMISE QUALITY, STOP LOOKING! PRICED ON THE MONEY THIS ONE WILL GET SOME SERIOUS INTEREST SO BE QUICK THE OWNERS WANT *** FOR FURTHER INFORMATION, OPEN TIMES & ADDITIONAL PHOTOS VISIT www.loadersproperty.com.au *** CONTACT EXCLUSIVE MARKETING AGENT MICHAEL LOADER TODAY TO ARRANGE YOUR INSPECTION OR TO SUBMIT YOUR OFFER! At a glance: Bedrooms: 2 Bathrooms: 1 Toilets: 2 Living: 1 Car Accommodation: Private parking outside unit SHED - Yes (garden shed @ rear) A/C - Yes SOLAR - No Rates - \$1200 p/h Approx BC - \$2500 per annum (approx.) total including insurance & external gardens / lawns/ maintenance Rent Appraisal - \$350+ p/w **Disclaimer: In preparing this document we have used our best endeavours to ensure that the information contained in this document is true and accurate, but accept no responsibility in respect to any errors, omissions, inaccuracies, or misstatements contained in this document. Prospective Purchasers should make their own enquiries to verify the information contained in the document**