

12/773 Sandgate Road, Clayfield, Qld 4011



Apartment For Sale

Thursday, 18 April 2024

12/773 Sandgate Road, Clayfield, Qld 4011

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



Ethan Varfis
0412940161



Jordan Cleland
0420940985

\$449,000

Brisbane City Council Rates: \$483.85 per quarter (investor) Urban Utilities: \$226.93 per quarter Body Corporate Fees: \$400 per quarter Rent Estimate: \$400-\$420 per week This inviting sanctuary presents itself as a meticulously maintained and thoughtfully renovated large one-bedroom unit. With a tender touch of care evident throughout, this property appeals to prospective owners and investors alike. Situated within a well-maintained complex, it not only offers a sense of security but also provides amenities such as a pool and a charming garden area, fostering a warm and inviting ambiance for its inhabitants. This unit boasts remarkable spaciousness, surpassing the size of many other one bedroom units. Additionally, its large garage offers ample room, with the potential to accommodate two cars comfortably. The balcony facing north-east is a highlight, offering an ideal spot to bask in the morning sun and unwind during pleasant evenings. What distinguishes this property is its remarkably low body corporate fees, ensuring residents can enjoy communal facilities without straining their finances. Its adaptability shines through, catering to those in search of a solid investment opportunity or a snug abode. Renovated throughout and currently vacant, this property is primed for immediate occupancy, beckoning someone to make it their own. Conveniently located in the heart of Clayfield, residents can easily access a variety of cafes, restaurants, and shops within walking distance. Additionally, abundant public transport options make commuting hassle-free. Moreover, this property is highly sought after as it falls within the Eagle Junction State School Catchment, further enhancing its appeal. Property Features:- Large floor plan with separate dining and lounge area- Carpeted throughout- Large renovated kitchen with plenty of bench space, electric stove, convection oven microwave, fully integrated dishwasher and plenty of cabinetry- Private balcony with north-eastern aspect with views reaching out to the bay- Large bedroom with built in wardrobes and air conditioner- Fully renovated bathroom with shower, floor to ceiling tiles and toilet- Private lock up garage with additional storage room and laundry (possible to fit two cars)- Fully furnished- Large pool and communal garden area- Low body corporate fees- Block with recently replaced roof Call now !! PERSONAL INFORMATION COLLECTION NOTICE Clark Real Estate is committed to protecting the health and safety of our community and team members. By attending a property inspection, you agree that your personal information will be recorded and kept by Clark Real Estate. If you do not agree, please contact our office on 07 3256 1600 prior to your arranged inspection time to change your inspection to a virtual inspection where you do not physically attend. Discover the Difference Licence number: 32346 Read less