

**12/78 Nerang Connection Road, Nerang, Qld 4211**

**McGrath**

**Sold Townhouse**

Monday, 8 January 2024

12/78 Nerang Connection Road, Nerang, Qld 4211

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



Tracey Ransom  
0423157952

**\$660,000**

This semi-detached townhouse, nestled in the prime corner spot of the "Cotton St Manors" complex, offers an expansive and luminous living experience. Spread across two levels, this property features high ceilings that enhance its spacious feel. It includes two and a half well-appointed bathrooms, strategically located for easy accessibility and convenience. Comprising only 12 homes, "Cotton St Manors" presents a unique boutique living environment. The townhouse is ideally positioned in the vibrant heart of Nerang, affording residents immediate access to a variety of amenities. From shopping centres, diverse dining options, and entertainment venues to sporting facilities, everything one needs is within a comfortable reach. The residence is also conveniently located for those who enjoy the hustle and bustle of city life, with the Nerang CBD just a short walk away. For commuters and travellers, the quick and easy access to the M1 Motorway is an added advantage, making it an ideal home for both local convenience and connectivity. This townhouse is perfectly suited for those seeking a balanced lifestyle, where modern comfort meets easy access to urban amenities.

Features: Spacious Master with ensuite and walk in robe  
2 Queen size bedrooms with built in robes  
Contemporary kitchen with plenty of storage  
Large open plan living / dining area  
Private paved courtyard / alfresco area  
Second bathroom upstairs with bath and separate toilet  
Downstairs powder room  
Double garage with plenty of space for storage  
European laundry  
Recently painted, ceiling fans, split system air conditioning to living and master bedroom, security screens throughout  
Low body corporate fees approx \$71 per week paid on time

Call Tracey 0423 157 952 to book your inspection today!

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