

# 12 Christie Crescent, Bellbird Park, Qld 4300

## Duplex/Semi-detached For Sale

Wednesday, 27 December 2023



12 Christie Crescent, Bellbird Park, Qld 4300

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 654 m2

Type:

Duplex/Semi-detached



Ayesha Paul  
0433204331



Phill Broom  
0734542946

## Auction

Located in the beautiful Brentwood Forest Estate and offering the perfect investor opportunity as a dual-income generator or providing future living options, this private 2015 built dual key home is on 654m<sup>2</sup>. Currently returning \$710 per week and increasing to \$750 per week in February 2024 the current configuration is: Unit 1, 1 bedroom + 1 bathroom + 1 car. Unit 2, 4 bedrooms + 2 bath + 1 car. Additional features of both residences include:

- A single, remote lock up garage with internal access
- An open plan tiled kitchen, dining and living area with access to covered outdoor alfresco entertaining area
- Kitchen with stone benchtop, gas cooktop and under bench electric oven & dishwasher
- Covered alfresco with ceiling fan, flowing onto a private, fenced backyard
- Blinds and security screens to windows and sliding doors
- Gas hot water system

Unit 1 specifics:

- One bedroom, with built in robe and ceiling fan
- Air conditioned, multipurpose room
- Carpeted bedroom with built-in robe and ceiling fan
- 1 bathroom with good sized shower
- Laundry recess enclosed in a cupboard space

Unit 2 specifics:

- A Master Bedroom with built in robe, ceiling fan and ensuite
- Air conditioned and tiled living / dining / open plan kitchen space
- Three additional carpeted bedrooms with built in robes and ceiling fans
- Additional bathroom and toilet facilities
- Laundry recess in garage

Perfectly situated in Bellbird Park and in close proximity to various parks, schools, Goodna train station, shopping centres and easy access to Centenary Highway, the motorway and Springfield Lakes. For more information with regard to this property, arrange an inspection or to register for the auction, contact Ayesha today. This property is being sold at Auction on Sunday 21st January at the Ray White In-Room Auction Showcase (if not prior) without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes. Our Auction Showcase will be conducted In-Rooms at Ovolo The Valley (33/1000 Ann St, Fortitude Valley QLD 4006). All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided and interested parties must solely rely on their own enquiries.