

120/6 Babarra Street, Stafford, Qld 4053

Unit For Sale

Thursday, 14 March 2024

120/6 Babarra Street, Stafford, Qld 4053

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 68 m2

Type: Unit



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Offers Over \$425,000

Upon stepping into this expansive top-floor apartment, you're greeted by a generously laid-out open-plan kitchen, dining, and living area decorated with contemporary neutral tones and light timber-style vinyl flooring. The kitchen boasts a central bench with a breakfast bar, ceramic cooktop, glass splashback, stainless steel appliances (including a dishwasher), a full-length pantry, and ample bench and cupboard space. Positioned on the side of the building and benefiting from a perfect north orientation, the living space seamlessly extends onto a well-proportioned covered alfresco balcony, ideal for relaxation, breakfasts, and enjoying the morning paper. The balcony is equipped with cat netting for added safety for your furry friend and offers elevated views of Stafford, capturing refreshing breezes due to its height. The generously sized queen bedroom, featuring plush carpets, includes a double mirrored built-in wardrobe, fan, and large window, ensuring ample natural light. A modern, crisp white bathroom and a separate European laundry with a dryer complete the apartment. Recently given a fresh coat of paint, this unit is beautifully maintained and move-in ready. Additional features include: Reverse cycle air-conditioning in the kitchen/living/dining area Fly screens on windows and doors Complex CCTV security Intercom and security access at the entry Sparkling pool with BBQ entertaining area Secure exclusive remote undercover parking Internal lift from the car park to your floor Disabled/wheelchair access Unit size approximately 68 sqm plus designated car space of approximately 15 sqm Cat netting on balcony Vacant on settlement so move straight in Rental Appraisal \$440 - \$480 per week Body Corp levy \$1317 per qrt (admin, sinking & insurance) if paid on time Conveniently located less than 7 km from the CBD, with a bus stop at your doorstep and less than a 2 km drive to the Airport Link and Clem 7 tunnels, this property offers unbeatable accessibility. Additionally, it's within easy walking distance to shops, cafes, restaurants, Stafford City Shopping Centre, and the Kedron Brook bike-way. Seize the opportunity to make this spacious one-bedroom unit yours, whether you're looking for a new home or a promising investment. Don't wait as units in this complex are understandably extremely popular - secure your chance to explore this fantastic property at the open home this Saturday. I can't wait to meet you there!"