

129/97 Edmund Rice Drive, Southport, Qld 4215



Sold Townhouse

Friday, 8 September 2023

129/97 Edmund Rice Drive, Southport, Qld 4215

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 179 m2

Type: Townhouse



Brad Scott
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Wayne Haase
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\$575,000

To watch a Video of this property, please click on link below**:<https://youtu.be/DWWILfbPhEs> To take an Online 3D Tour of this property, please click on the link below**:<https://my.matterport.com/show/?m=f2sJUiAYgZ4> ** If the hyper link above does not work in the web browser you are using, please simply copy and paste the links above into a new internet page or tab that you are using. The Brad Scott team is proud to Welcome you to this new listing at Townhouse 129, 97 Edmund Rice Drive, SOUTHPORT on the Gold Coast. Welcome to your dream home at within the exclusive "Summer Place" estate. This stunning 2-bedroom plus study townhouse offers the potential to create a third bedroom, making it an ideal space for growing families or those seeking versatile living options. Located on the vibrant Gold Coast, this property boasts direct access to an array of fantastic facilities, ensuring a resort-style living experience for you and your loved ones. Key Features:- Versatile Layout. This townhouse features two spacious bedrooms, a study, and the potential to easily convert the study into a third bedroom, accommodating your evolving needs.- Access to Great Facilities. Enjoy the convenience of direct access to a range of fantastic amenities, including a sparkling pool, rejuvenating spa, tennis court, and BBQ area. These facilities provide ample opportunities for relaxation, leisure, and entertaining guests.- Outdoor Entertaining Area. The property boasts a fantastic outdoor undercover entertaining area overlooking a lush grassy reserve, providing the perfect space to enjoy alfresco dining or host gatherings with friends and family.- Beautiful Fish Pond. The serene fish pond adds a touch of tranquillity and elegance to the property, creating a peaceful ambiance.- Convenient Additional Features. Benefit from a small shed for extra storage, solar panels for cost-efficient energy use, and the added comfort of a well-maintained and sustainable lifestyle. Water tank** also included. Location: Situated in the sought-after "Summer Place" estate in Southport, this townhouse is ideally located and offers easy access to all the Gold Coast has to offer. Explore the nearby pristine beaches, indulge in shopping at the nearby Pacific Fair, Ashmore City, Ashmore Plaza, Australia Fair, Benowa Village and Benowa Gardens Shopping Centres, or enjoy the vibrant dining and entertainment options of Surfers Paradise. With excellent transport links and proximity to highly regarded schools and universities, this location truly offers the best in convenience and lifestyle. Walking distance to Gold Coast University Hospital, Griffith University & Guardian Angels School. PROPERTY INFORMATION Gold Coast City Council Rates: \$1,960* p.a. approx Gold Coast City Water Rates: \$1,665* p.a. approx Body Corp: \$68* per week approx Currently Owner Occupied. So buy Vacant and then Rent out as an Investment property, or Live in. The Choice is yours. Current Rental Appraisal: \$600* to \$660* per week Sinking Fund Balance: \$533,282 as at 5th Sept 2023 Units in Estate: 132* approx Single Storey Built: 1992** denotes approximations and/or measurements Don't miss your chance to secure this stunning townhouse in the prestigious "Summer Place" estate. Contact us today to arrange a private inspection and experience the epitome of Gold Coast living! For further information please contact your Local Southport Area Experts Brad Scott or Wayne Haase.** Please be aware water tank, is currently broken and needs repair. It will be sold "as is". The new owner will need to fix. We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own inquiries to verify the information contained herein. COVID-19 Update- Please do not attend any inspections if have returned from overseas in the past 14 days, are unwell, elderly, or have a compromised immune system.- Please practice social distancing at all inspections to help minimize the spread of COVID-19.- If you are unable to physically attend an inspection please click on the 3D Tour for this property for a virtual Online tour of this property.