

13/1 - 9 Emerald Drive, Regents Park, Qld 4118



Sold Townhouse

Thursday, 14 December 2023

13/1 - 9 Emerald Drive, Regents Park, Qld 4118

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: Townhouse



Neil Giles

\$435,000

This 2 storey townhouse is located in a boutique gated community in the very sort after suburb of Regents Park. The property is within walking distance to Regents Park State Primary School, Childcare Centres, local shops and with public transport on your door step. The home would be suitable for the first home buyer once the tenants lease expires buyer or savvy investor. Features of the home include 3 carpeted built-in bedrooms complete with ceiling fans, the main bedroom has an ensuite bathroom, bedroom 2 is also air conditioned and bedroom 2 and 3 are serviced by the main bathroom with shower, separate bath, vanity and toilet. The air conditioned open plan living area comprises of a fully tiles lounge and dining area with sliding door access to the pergola and rear yard. Off the dining area is the well equipped kitchen with an electric oven, separate stovetop, rangehood, dishwasher, fridge and microwave space, pantry and plenty of cupboard and bench space. Other features of the home include downstairs 3rd toilet, remote single lock-up garage complete with laundry and internal access, good sized outdoor entertaining area, security screens on downstairs windows and doors, fly screens on upstairs windows, water tank plumbed into the toilets and laundry, heat pump hot water system, large private fenced grassed rear courtyard, gated community with manicured common areas. And reasonable body corporation fees. Currently tenanted at \$420.00 per week until 29 February 2024. The local area has well established infrastructure and is set to experience future residential growth. Situated within a short distance are local shops and major retail and commercial precincts. The main shopping complex is Grand Plaza at Browns Plains, which also hosts the bus terminal which services the city and surrounding areas. Adjacent to Grand Plaza is the new Village Square which has a unique main street design offering convenience retail, alfresco dining and a village atmosphere to local residents. Offering numerous parks, service clubs, sporting and recreational facilities the recently completed Logan Metro Sports Centre is a first class venue and a great addition to the sporting facilities available in the area. The Logan and Gateway Motorways provide easy access to the Brisbane Airport (30 minutes), Sunshine Coast (60 minutes) and the Gold Coast (40 minutes).