

15/2 Brown Street, Labrador, Qld 4215

Sold Villa

Wednesday, 8 November 2023

15/2 Brown Street, Labrador, Qld 4215

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Villa



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0755521000

\$720,000

Nestled within a secure enclave and boasting proximity to every convenience imaginable, this remarkable brick and tile villa is a testament to refined living. Impeccably maintained with the allure of tiles throughout and a modern kitchen, this residence radiates sophistication across a single, well-appointed level. With an expansive layout and the feel of a private oasis enveloped by lush greenery, this property is a haven for both residents and potential investors alike. Positioned strategically within walking distance to shops (ALDI across the road), this villa is perfectly located, offering a unique blend of modernity and practicality in one of the most sought-after coastal locations. Public transport is seamlessly accessible, and daily necessities are just a stone's throw away. The heart of the home unfolds into an open plan living and dining area seamlessly connected to a modern kitchen, complete with ample cupboard space, a convenient breakfast bar, and top-of-the-line stainless steel appliances, including a dishwasher. Transition effortlessly from the interior to a sprawling covered alfresco area, providing an idyllic space for private relaxation or vibrant entertaining. This residence comprises three generously sized bedrooms, each adorned with built-in robes and ceiling fans. The master bedroom indulges in luxury with built-in robes and a spacious ensuite. The third bedroom lends itself perfectly to function as a home office, catering to the versatile needs of its occupants. The property's features include: Three stylish bedrooms with built-in robes and ceiling fans; Master bedroom with ensuite and ceiling fan; Well-appointed main bathroom with a full-size bath; Designer kitchen with abundant storage, breakfast bar, dishwasher and appliances; Separate laundry; Expansive covered outdoor patio; Split system air conditioning and ceiling fans for year-round comfort; Single lock-up garage and an additional allocated outdoor space for a second car; Body Corporate fee of \$96 per week (inclusive of sinking fund, admin fund, and insurance); Separately metered water. Amenities within the complex include: Inviting inground pool; BBQ facilities; Gated and secure surroundings. This meticulously crafted villa, coupled with its unparalleled location, caters to the desires of first-time homeowners, those looking to downsize, or savvy investors seeking a rare and rewarding opportunity. Secure this gem now and unlock a lifestyle of timeless elegance. Council Rates and Water Rates: \$3,200 pa (approx.) Body corp Fees: \$96 pw (approx.) Call Jason on 0424 273 720 to learn how you can secure this property. Disclaimer: Harcourts Broadwater in preparing this information has used its 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 tenants & buyers should make their own enquiries to verify the information contained herein.