

17/1 Ridgeview Drive, Peregian Springs, Qld 4573

Sold Villa

Saturday, 18 November 2023

17/1 Ridgeview Drive, Peregian Springs, Qld 4573

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Villa



Leon Butt

0411579789

Contact agent

A Stylish and Low-Maintenance Coastal Villa Home Altona Residences in Peregian Springs offers a range of beautifully designed and fitted villas, providing an innovative mix of courtyard or balcony configurations to suit your lifestyle. With construction well underway and completion expected in 2023, you won't have to wait long to call Altona Residences your new home.

B1 Villa Although five ground-floor villas have sold, it's worth noting that there are three of these popular choices still available, one of which has an extended courtyard area. With three bedrooms, two bathrooms, and a tandem garage for two secure car spaces, these villas are located on levels 1 and 2 and offer 227m² under the roof of internal, external, patio, and garage areas.

- > 3 Bedrooms
- > 2 Bathrooms
- > 2 Secure Car Garage in Tandem
- > Level 1 & 2.
- > 227m² - Internal, External, Patio & Garage Areas

Convenience and Amenities

- > Altona Residences is a Body Corporate Building with an approximate cost of \$4,000.00 per year.
- > 44 properties within the complex (including 6 Commercial & Soho Properties).
- > 4 lifts throughout the complex.
- > Plenty of visitor car parks.
- > Adjacent to the development, there are various amenities such as:
 - > Coles supermarket
 - > Butcher
 - > Newsagent
 - > Gym
 - > Hairdresser
 - > BWS
 - > Doctor, chemist, dentist, physio, vet
 - > Local coffee shop and bakery
 - > Various restaurants and takeaways, including Sushi Train, Fish n Chips, Mexican, and Pizza/Pasta.
- > Top-Notch Schools and Recreation

Peregian Springs offers a range of schools:

- > Peregian Springs State School
- > St. Andrews College
- > Coolum Beach College
- > Peregian Beach College
- > 18-hole golf course
- > Numerous parks
- > Walking tracks around the suburb
- > Dog park

The Buying Process

If you're interested in purchasing a property at Altona Residences, here's what you need to know:

- > Contact LYNX PROPERTY GROUP to discuss your options and select a property.
- > Sign an expression of interest and pay a refundable \$1,000 holding deposit.
- > Your selection will be taken off the market for a 14-day period while we meet with you to ensure you understand the process.
- > At the end of the 14 days, we'll forward the contracts to your solicitor for checking.
- > The contract allows finance clauses to be inserted for the required period to secure the purchase.
- > Once any finance requirements have been secured or approved, you'll need to pay 10% of the purchase price.
- > No further payments will be required until development completion in June 2023.

Things to Note

If you're considering purchasing a property at Altona Residences, here are a few important things to keep in mind:

- > Altona Residences is a Body Corporate Building with an approximate cost of \$4,000.00 per year.
- > The complex has 44 properties, including 6 commercial and SOHO properties.
- > There are 4 lifts throughout the complex and plenty of visitor car parks available.

Don't wait to experience the coastal lifestyle you've been dreaming of. Contact LYNX PROPERTY GROUP today to receive an information package.* The offer of free legals at settlement is subject to the successful settlement of the property. In the event of the contract being terminated or not settling for any reason, this offer will be null and void. This offer only applies to the next 4 villas sold at Altona. Lynx Property Group will cover the cost of the legal fees associated with the standard conveyancing process for the purchase of the villa only. Any additional legal services requested by the purchaser will be at their own expense.