

18/20-22 Chambers Flat Road, Waterford West, Qld **RayWhite**

4133

Sold House

Thursday, 29 February 2024

18/20-22 Chambers Flat Road, Waterford West, Qld 4133

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House



KENY GUERRA

0738053108

\$590,000

Please note: This is a stand alone house in a gated complex of townhouses.Rewind and Thrive at Unit 18/20-22 Chambers Flat Road Waterford West! This lovely home in a security gated complex with a huge fully fenced backyard is not to be missed! If you've been searching for a secure home for your young family or an investor looking for a set and forget investment with low body corporate fees this one is for you! Enjoy the finer things in life! Unit 18 features TWO living areas, mudroom, a 3KW solar system to save \$\$\$ with soaring electricity bills, and a full length deck that overlooks the manicured lawns and gardens! As you enter the home, fall in love with the polished timber flooring and high raked ceilings throughout. You'll love the two living/family rooms which are a great size with one of the rooms being able to be seen from the kitchen which is perfect for little children to play while dinner is being made. The strategically positioned kitchen has been updated and not only has a view of the family room, but also has a view of the rear deck and yard. Cook up a storm in this modern masterpiece that boasts a breakfast bar, dishwasher, ceramic cooktop and ample counter top area and under bench storage. The dining room is spacious, air conditioned and has access to the rear deck. Down the hallway you'll find the 3 well-appointed bedrooms with ceiling fans and natural light pouring in. Two of the three bedrooms have built-in wardrobes. The family bathroom has had a luxurious renovation and provides a massive walk-in shower and separate toilet. The functional and updated laundry room has access to the backyard. The 2-car electric lockup garage provides peace of mind with a safe space to store your vehicle/s. Lauren Heights residents have access to the well-maintained pool area and there is plenty of visitor parking bays for your guests. **PROPERTY HIGHLIGHTS:** GREAT Location! Two Separate Living Areas Renovated Kitchen Three Bedrooms all with ceiling fans Renovated Bathroom & Separate Toilet Dedicate Laundry Room Massive Deck Fully Fenced Yard 3KW Solar System Complex Swimming Pool Security Gate Natural Light throughout **FACTS AND FIGURES:** Complex name: Lauren Heights Units in Complex: 18 Council Area: Logan City Council Rental appraisal: \$530 - \$550 per week approx Council Rates: \$75 per week Body Corporate: \$58 per week Building Insurance Levy: \$862 annually **LOCATION HIGHLIGHTS:** 50m walk to Bus Stop 200m walk to Marsden Park Shopping Centre 5 minute drive to Marsden State School 5 minute drive to Marsden State High School (Voted QLD's #1 School 2020) 6 minute drive to Marsden on Fifth Shopping Centre 7 minute drive to Kingston or Loganlea Train Stations 8 minute drive to Logan Hospital This isn't just a home, it's a lifestyle! Get in touch with the Keny Guerra Team on 0435 355 481! **DISCLAIMER:** Disclaimer: We have in preparing this advertisement used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement. Floorplan is indicative purposes only.