

# 19/14 Pendraat Parade, Hope Island, Qld 4212

@realty

## Sold Townhouse

Friday, 6 October 2023

19/14 Pendraat Parade, Hope Island, Qld 4212

Bedrooms: 4

Bathrooms: 3

Parkings: 6

Area: 223 m2

Type: Townhouse



Margaret Baszko

**\$950,000**

If you are buying your first investment property or wish to add to your current portfolio, then you are encouraged & invited to seriously consider this rare opportunity. Portofino is like "Italy on the Gold Coast", a charming complex of 22 villas situated in the heart of Hope Island providing its residents with a very peaceful & low maintenance lifestyle. The Villas that have enjoyed makeovers & renovations in this tightly held & small precinct of unique Villas have rewarded their respective owners with attractive returns, and this property has the potential to do exactly the same for the astute purchaser. Acquiring these highly sought after Italian built & designed Villas in their original condition is becoming strictly limited...especially the highly prized Lake Front Villas. Recently leased at a premium of \$915 per week, this particular Villa is in its absolute original condition giving seasoned or aspiring renovators a blank canvas to express their personal creativeness. Designed over three levels, this Tuscan designed residence invites a diverse range of renovating options.... "it has great bones"....so you will only be limited by your imagination to achieve an outstanding & rewarding transformation. This exclusive boutique enclave is conveniently located, being walking distance to the Hope Island Marketplace (Woolworths and Aldi), the Hope Island Shopping Centre & is mere minutes away by car from Sanctuary Cove, Golf Courses, Tennis Courts, Gyms, Medical Facilities & quality Restaurants and Cafes, just to name a few. Viewings are strictly by private appointment and will only be available to a qualified purchaser prepared to hold & honour the newly signed Lease. Its many redeeming features include: Secure and Gated Complex of 22 Tuscan Inspired Villas Lake Facing Villa with Northwest Aspect Floor Plan encompasses 3 Mezzanine Levels across approx. 198m<sup>2</sup> internally. 4 Bedrooms - including one Studio Sized with its own Separate Entrance. Master Bedroom is En-suited with access to Private Balcony Overlooking the Lake 3 Luxury Bathrooms plus a Powder Room on Ground Floor 1 x Dedicated Study Nook on middle floor outside the Master Bedroom Galley Styled Kitchen with Dishwasher, & Separate Walk In Pantry Tiled Kitchen & Dining Area with Lake Views Separate Carpeted Living Room leading out onto a Lake Front Terrace Brand New Ducted Air-conditioning In All Areas Except Studio/4th Bedroom. Internal Laundry Double Lock up Garage & Lockable Storage Area Pet-friendly Complex & reasonable Body Corporate Fees Lush Well-maintained Grounds & Gardens Communal In-ground Pool and BBQ Area. Generous Visitor Parking Recent Installation of Brand-New Roofing Throughout the Complex Currently Leased at \$915 per week