

2/31 Charlotte Street, Fannie Bay, NT 0820

Sold Townhouse

Monday, 14 August 2023



2/31 Charlotte Street, Fannie Bay, NT 0820

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 303 m2

Type: Townhouse



Victor Harris
0412154121



Seth Chin

\$600,000

Nestled away on Charlotte Street in the highly sought-after fringe-city suburb of Fannie Bay. This incredibly spacious three-bedroom, two-bathroom townhouse is within a complex of only four units. Unit 2 comprises a strata area of 303sqm over 3-levels with split floors. The ground level comprises undercroft parking for 2 vehicles with a laundry/storage room. Level 1 is the main entry floor with access through a well-kept and private front courtyard accessed directly from Charlotte Street. It comprises the kitchen and dining area and leads onto a split-level lounge room with access to a large balcony. Bedrooms 2 and 3 are located on the next split-level and the uppermost floor comprises the master bedroom which also has access onto its own large private balcony. The property further features:

- Kitchen with dishwasher, lots of bench space and cupboards overlooks separate dining room
- Stairs leading down to the double carport
- Separate internal laundry & lock up store-room
- 1st floor lounge opening up onto a generous size balcony & view to the dining area
- 2nd floor 2 x bedrooms with robes
- Bathroom with shower over the bathtub
- Passage with convenience of a laundry shoot
- 3rd floor main bedroom with en-suite & robe opening onto a second balcony
- Lovely courtyard area with spa and easy to maintained reticulated garden beds
- Paved area on ground floor
- Split system air conditioning throughout
- Freshly painted & new carpets throughout
- Solar heating
- NBN ready

The property benefits from its Fannie Bay address and proximity to the ocean, sailing club, walking distance to Parap Markets. The property is currently leased until the 12 January 2023 for \$550 per week. Body Corporate Levies: \$1,759.20 per quarter Council Rates: \$403 per quarter For more information or to organise an inspection, please contact Victor Harris on 0412 154 121 or Seth Chin on 0411 178 888.