

**2/36 Beattie Road, Coomera, Qld 4209**

**Townhouse For Sale**

Thursday, 13 June 2024

2/36 Beattie Road, Coomera, Qld 4209

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Townhouse**



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## Expressions of Interest

Don't miss out on this beautifully maintained 3-bedroom townhouse, perfectly situated in Coomera's high-growth area, close to Coomera Westfield and Costco, Dreamworld, and the Coomera Sports Stadium. This property is currently leased until October and generating a rental income of \$490 per week, but it could achieve up to \$590 per week, offering a fantastic investment opportunity in a fast-moving market.

**Key Features:**

- 3 Generously Sized Bedrooms: Including a master bedroom with air conditioning and a private ensuite.
- 2.5 Bathrooms: Ensuring comfort and convenience for all residents.
- Separate Laundry & Storage
- Tiled Open Plan Living Area: Equipped with split system air conditioning for year-round comfort.
- Spacious Kitchen: Featuring electric cooking, a large corner pantry, and ample storage space.
- Equipped Backyard: Perfect for relaxing or entertaining.
- Single Lock-Up Garage with electric door: Providing secure parking and additional storage.
- 1 extra car space: at the front of the residence
- Security Gated Complex: Offering peace of mind with secure living.
- Complex Pool: Enjoy access to a communal swimming pool for those hot summer days.

**Prime Location:** Walking Distance to Amenities: Close to Dreamworld, Coomera Sports Stadium & other outdoor sport fields, shops, primary school, childcare, cafes, public transport, and the Boathouse Tavern.

**Shopping and Transport:** Less than 3km to Coomera Westfield, Costco and Coomera Train Station. Easy access to the M1 motorway.

This neat and tidy townhouse has been maintained to the highest standard, offering outstanding value in an unbeatable location. Whether you're an investor seeking a solid return or a homebuyer looking for a convenient and comfortable lifestyle, this property ticks all the boxes. Don't miss the chance to secure a slice of Coomera's vibrant real estate market.

**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.