

2/77 Ruthven Street, Harlaxton, Qld 4350

Unit For Sale

Wednesday, 8 May 2024

2/77 Ruthven Street, Harlaxton, Qld 4350

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 112 m2

Type: Unit



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"Offers Over" \$399,000

This charming 2 bedroom, 2 bathroom unit in Harlaxton is the perfect opportunity for first home buyers or investors. Set back of Ruthven Street with little to no traffic noise this north facing property is sure to delight. Proudly marketed by Fair Commission Property Sales. We ONLY Charge 1% Commission To Sell Your Property. Sell Smart, Save Thousands, It's Your Future! The property boasts a spacious living area, modern kitchen with dishwasher, and a secure garage for your convenience. Located off street is super quiet location, this property also features a private fully fenced, north facing front courtyard to capture the morning winter sun giving total privacy. Perfect for enjoying the outdoors. Set back from the road you'll enjoy peace and quiet as it is sheltered from road noise. As soon as you walk into the unit, you'll notice that it is deceptively spacious - come and see for yourself! A big kitchen has stone benchtops, breakfast bar, electric appliances and a good-sized corner pantry. The large open plan living, and dining room is tiled, benefits from reverse cycle air conditioning and a patio door opens out to the front garden. All of the hard work has been done here so you get to enjoy the mature plants and an easy-care lawn. Other key features are:-

- Set of Ruthven Street with little to NO traffic noise
- Two carpeted bedrooms, main with ensuite
- Ceiling Fans + split system air conditioning
- Family bathroom with separate bath and shower + separate toilet
- Internal laundry cupboard
- Security screen throughout
- Single lock up garage with remote and internal access
- Visitor carparking off street
- Walk to schools and North Point Shopping Centre with Aldi and Coles
- Rental return approx \$420 per week
- Body Corp approx \$460 per 1/4
- Rates approx %1100 per 1/2

Don't miss out on this fantastic opportunity to own a beautiful property in a convenient location with Northpoint Shopping where you'll find all of your daily shopping needs with two supermarkets, a medical centre, pharmacy, hairdressers and your choice of takeaway food outlets. Contact us today to arrange a viewing and make an offer over \$399,000. Call Nicole on 0447 010 797