

21/11 Toral Drive, Buderim, Qld 4556



Sold Townhouse

Thursday, 11 January 2024

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Bedrooms: 4

Bathrooms: 2

Parkings: 4

Type: Townhouse



Dianne Richards
0738684047

\$675,000

An outstanding opportunity exists to acquire this 4-bedroom townhouse in the tightly-held Toral Park Terraces complex. Add this high demand tenanted rental property to your investment portfolio or make it your new place to call home. Strategically located within the education precinct of Buderim and there is easy access to a wide range of schools, Sunshine Coast University, Private & Public hospitals, YOUI Insurers National HQ is situated close by also. Within walking distance there is an RSL club, restaurants, cafes and a Supermarket. A short drive will get you to the highway to Brisbane, or Sunshine Coast motorway where you can be at the Mooloolaba or Kawana beach within 10 minutes. What more could you ask in terms of location? This extremely liveable townhouse has a spacious tiled living area downstairs with air-conditioning for comfort with a central kitchen featuring stone benchtops. The living space is enhanced by the high ceiling and opens to a private north-facing courtyard with tiled terrace and synthetic turf. There is a powder room on the lower level for added convenience. Also on the lower level is the separate laundry with stone benchtops and a large storage cupboard under the staircase. Upstairs there are four large bedrooms and a study nook. There is generous sized built-in mirror-door wardrobes and there is a large linen cupboard also. The main bathroom has a full-sized bath and standalone shower. As an additional bonus this townhouse has a large double garage with automatic door along with two extra car spaces for your exclusive use outside the garage, so room for 4 cars! There are also additional visitor and resident parking bays within the complex. The complex features a large swimming pool and bar-be-cue facilities, with this townhouse being positioned conveniently to the pool making it ideal for families. Toral Park Terraces enjoys extremely low vacancy rates and is popular as rental option for families given the proximity to schools and transport. There is a high proportion of Owner/Occupiers living in this complex which is testament to the quality on offer. Below are just some of features we love:- Four bedrooms with built-ins - Pool & barbecue facility in the complex- Spacious tiled living & dining area- Air-conditioning to living area, and to 3 of the 4 bedrooms- Stone benchtops throughout- Tiled Alfresco north-facing Courtyard- Downstairs Powder Room- Ceiling fans throughout- Double garage with internal access & remote controlled garage door- Two additional exclusive use car spaces- Professional & friendly On-site Manager- Pet friendly complex (subject to Body Corporate approval)- Walk to nearby gym, cafes & Coles supermarket- Quick & easy access to motorway and highway- Underground community rainwater tank feeding to toilets and laundry Great tenant in place with lease ending 15th May 2024. Current weekly rent \$600 pw – (rent appraisal \$675 - \$700 per week) Body Corporate levies \$1153.40 per quarter Council rates \$1217 per 6 months Unity Water approx. \$280 per quarter (depending on usage) Please note that the photos are indicative only and may not be of the actual unit. (Listing ID: 21121693)