

22/1 Belongil Street, Pacific Pines, Qld 4211

me

Townhouse For Sale

Wednesday, 7 February 2024

22/1 Belongil Street, Pacific Pines, Qld 4211

Bedrooms: 3

Bathrooms: 3

Parkings: 4

Area: 191 m2

Type: Townhouse



Gary Keogh

Offers over \$649,000.00

What a fantastic buy this will be for the first home buyer, someone looking to downsize in a very safe complex or an ideal investment opportunity for that savvy investor. Centrally located in the popular Pacific Pines, a boutique townhouse community The Green Vue Villas; just a short walk to major shopping Centre's, tavern, medical facilities, local schools, Woolworths, Coles and bus transport services. Currently vacant, why rent when you can move in straight away, Everything is right on your door step to enjoy in one of the best modern complexes in Pacific Pines; this villa is also ideally located within the complex that enjoys access to all the facilities this resort has to offer. An added bonus of this property is that it has the capability of parking a number of vehicles, boats, Jet Ski, golf cart or trailer on your own land - a very rare advantage. The property is a must see, with the owner very keen to sell and is prepared to meet the market as soon as possible to pursue other interests.

Upstairs features: * Master bedroom with walk in robe, very modern and stylish ensuite * Stone vanity tops in both bathrooms * Another 2 generous sized bedrooms with built-ins * Carpet throughout upstairs * Large linen cupboard * Main bathroom with bath and very shower * Ceiling fans to all upper level bedrooms

Downstairs features: * Fantastic galley style kitchen with stone benchtop, gas cooktop * Ample cupboard space, pantry, dishwasher included * Large air-conditioned open plan living area * Fully tiled and carpeted throughout * Down stairs powder room * Very private outdoor yard, fully fenced, low maintenance * Single lock-up garage plus carport and off street parking - cable to park 4 vehicles * Rental guide \$690 - \$720 per week, would rent very quickly in this market * Vacant and ready to go

Rates: Council Rates - \$1207.00 July- December 2023 (6 months) Water Rates - \$401.00 July - October (Quarterly)

The complex is second to none with on-site manager, Fantastic communal areas, swimming pool, BBQ area, gym, toilets and shower, plenty of grassed areas for the kids to run and play in a very safe environment. Major Westfield Shopping Centre and train station is only minutes away; enjoy fantastic easy access to the M1 motorway whether you are travelling north or south; Dreamworld, Movie World and Wet 'N Wild are simply a short drive, airports either Brisbane or Gold Coast 40min approx. Please contact Gary on 0414188638 or gary@sellme.net.au to arrange your own private inspection anytime.

DISCLAIMER: We have in preparing this advertisement used our best endeavors 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.