

25/40 Leis Parade, Lawnton, Qld 4501

Villa For Sale

Friday, 19 April 2024

25/40 Leis Parade, Lawnton, Qld 4501

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 139 m2

Type: Villa



Kim McLoughlin
0431636734

For Sale

Welcome to 25/40 Leis Parade Lawnton! This charming 2-bedroom, 1-bathroom unit is the perfect opportunity for first home buyers, downsizers, or investors. Situated on a 139 sqm block, this property offers a low-maintenance lifestyle with the convenience of direct access from the lock-up garage. The open-plan living and dining area is perfect for entertaining, while the kitchen features glossy white cabinetry and ample storage space. There's a great breakfast bench offering heaps of room for friends and family to gather around. Both bedrooms are generously sized and feature built-in wardrobes, while the bathroom is sleek and stylish. The home is stylishly tiled throughout and with ceiling fans in every room to keep you cool in summer and the reverse cycle air conditioning units will provide warmth during our brief winter months. Located in the friendly 'River Mews' complex, this property is just a short drive to local shops, schools, and public transport options. This area is abundant with weekend attractions and beautiful walking tracks and only a 10-15 minute walk to UniSC Moreton Bay University. * Body corporate- \$1,195.00 per quarter inc Insurance/Admin/Sinking *approx* Rates- \$455 per quarter *approx* Water- \$361 per quarter*approx* Rental appraisal- up to \$440 per week* 2 x split system air-conditioning units* Large front courtyard* Oversized wardrobes in both bedrooms* Linen closet* Ceiling fans throughout* Separate toilet* Modern bathroom* Oversized single garage* Dedicated laundry room* Separate storage room in garage* Visitor parking Don't miss out on this fantastic opportunity - contact Kim today for more information or to arrange a viewing! Disclaimer: All photographs, facades, colour schemes, floor plans and dimensions are for illustrative purposes only and may vary slightly to the end product. This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.