

**25/99 Second Avenue, Marsden, Qld 4132**



**Sold Other**

Friday, 1 September 2023

25/99 Second Avenue, Marsden, Qld 4132

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Other**



**REBECCA CUDERMAN**  
0738053108



**RIAH MANSER**  
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**\$425,000**

This corner townhouse has everything you've asked for and more! Being conveniently located just minutes away from schools, shopping centers & parks. Whether you're looking to add to your investments or purchase your first home, this townhouse could be yours in no time! Upon entry you will be delighted by the open light filled living and dining area that adjoins the kitchen, separate laundry, with an overlook into the front courtyard. The kitchen offers ample storage space, electric cooktop and oven, and a tiled splash back wall. The beautiful courtyard comes directly off the living/dining area providing ample space for when friends and family are over! The second floor hosts the sleeping quarters, all bedrooms have built-ins and ceiling fans. The master bedroom encompasses a well appointed ensuite, walk in wardrobe, and air conditioning. There is also a main bathroom upstairs that contains a shower & bath. If you are after the perfect first home or practical investment in a flourishing area, look no further! This townhouse will not last long and is not one to miss! Features include:- Three large built-in bedrooms- Master with walk-in and ensuite- Aircon in master bedroom- Fans in all bedrooms- Aircon in living/dining area- Open plan living and dining- Powder room/3rd toilet downstairs- Modern kitchen with island bench- Electric cooktop - Patio with low maintenance yard- single remote garage- Second space for use as car park- Grassed area located within the complex for the kids!- Onsite manager- Currently tenanted until 13th October 2023 at \$380 per week- Body Corp fees (includes Building Insurance) approx \$775 per quarter Location Highlights:-950m to Bus -2.3km drive to Marsden State School-1.3km drive to Burrowes State School-3.3km drive to Marsden State High School (QLD's #1 Public School 2020)-3.4km drive to Marsden Park Shopping Centre-5.3km to Kingston Train Station-31mins to Brisbane CBD-50min to Gold Coast CONTACT LOGAN'S NO.1 AGENT REBECCA CUDERMAN FOR ENQUIRIES