

**253/2 Bella Avenue, Robina, Qld 4226**

**McGrath**

**Sold Townhouse**

Wednesday, 20 March 2024

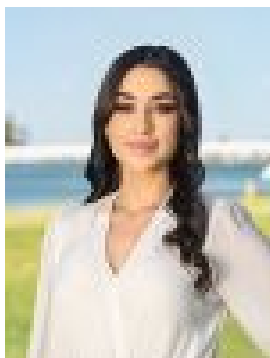
253/2 Bella Avenue, Robina, Qld 4226

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



Zoe Gillard

0755014200

## Contact agent

Nestled within the highly coveted Vue estate, this property presents an irresistible opportunity. Upon entry, you'll be greeted by a luminous and airy open-plan layout, seamlessly integrating the living, dining, and kitchen areas, creating an inviting ambience perfect for both relaxation and entertaining. The kitchen boasts contemporary appliances, abundant storage, and an elegant island bench, catering to culinary enthusiasts. With three generously proportioned bedrooms, spread across two levels within a secure complex featuring an onsite pool, this property epitomises comfort and style. Whether you're an investor seeking to expand your portfolio or a family in search of a move-in ready residence, this property is a gem not to be overlooked. Key features include:- Three spacious bedrooms- Master bedroom with walk-in robe and ensuite, accompanied by a balcony- Two bathrooms, plus a separate powder room downstairs- Expansive open-plan living and dining areas- Additional living space upstairs- Kitchen equipped with stone benchtops and ample storage- Air conditioning units and ceiling fans throughout- Well-maintained gardens, fully fenced for privacy- Double lock-up garage- Built in 2020- Approx. 195m<sup>2</sup> internal floor plan- Body corporate fees approximately \$70 per week- Bi-annual council rates of approximately \$1,207- Currently rented for \$800 per week, with a rental appraisal ranging from \$800 to \$850 per week Conveniently situated in Robina, residents of Vue estate enjoy proximity to a plethora of amenities, including shopping centers, schools, parks, and public transport options. Robina Train Station, Robina Hospital, C-Bus stadium, and Robina Town Centre are all within walking distance. Additionally, the property offers quick access to the M1 motorway, a 20-minute drive to Coolangatta Airport, and a short distance to Pacific Fair Shopping Centre and the renowned Gold Coast beaches. With its prime location and impeccable features, this townhouse offers an unparalleled lifestyle opportunity. Disclaimer: All information (including but not limited to the property area, floor size, price, address, and general property description) is provided as a convenience to you and has been provided to McGrath by third parties. Consequently, McGrath is unable to definitively attest to the listed information's accuracy. McGrath does not accept any liability (indirect or direct) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits arising out of or in any way connect with the use or dissemination of any information, or any error, omission, or defect present within the information as appearing on the Website. Information appearing on the Website should not be relied upon and you should attend to your own personal enquiries and seek legal advice (where required) with respect to any property on the Website. Please also note, the prices displayed on the Website are current at the time of issue but are subject to change.