

27/9 Houghton Street, Petrie, Qld 4502



Townhouse For Sale

Friday, 5 January 2024

27/9 Houghton Street, Petrie, Qld 4502

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: Townhouse



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Offers Over \$470,000

Built in 2011, here you will enjoy a peaceful lifestyle with Sweeney Reserve only a short stroll away. Boasting with walking/bike tracks, Sweeneys Reserve is the perfect location for an afternoon stroll, or weekend kayak. Enjoy the wildlife, whilst still having shops, cafes, schools, public transport, and so much more, within a short walk from home! USQ University and Petrie Train Station are only 5mins away. Use the air conditioning all year round with 10kw solar - the only townhouse in the complex with solar! Featuring Downstairs: * Spacious, tiled, air conditioned living areas with room for separate lounge & dining* Ultra modern kitchen with caesarstone benchtops, electric appliances including dishwasher & ample storage cupboards* Powder room with toilet and dedicated laundry* Recessed niche for TV and cabinet* Security screens Featuring Upstairs: * 3 spacious bedrooms all with ceiling fans * Master bedroom complete with air conditioning, walk in wardrobe and huge ensuite* The additional 2 bedrooms have double built in wardrobes * Family size main bathroom with bathtub Additional Features: * Single, remote lock up garage* Private courtyard with large, covered entertainment area * Electric hot water* Ceiling fans in all bedrooms Complex Features: * Ample visitor car parking* Resort style swimming pool* Private lagoon with cabana* Easy access to walking, running and cycling tracks* Water is individually metered Location: * Sweeney's Reserve & walking tracks on doorstep* 650 m to Petrie State Primary School* 700 m to Woolworths Shopping Village* 800 m to Bus Stop on Anzac Ave* 1.2 km to Petrie Train Station - commuting to the City is easier than ever! * 1.3 km to Mount Maria College* 1.9 km to USQ University This townhouse is complete with a modern, spacious layout which offers everything you need for comfortable, convenient living. ** School catchments: Petrie State School & Pine Rivers State High School ** Body corporate fees currently \$725 per quarter ** Rental appraisal approx. \$500 per week ** Disclaimer: NBRE doesn't take any responsibility for any errors made when writing this advertising. Prospective Buyers are encouraged to do their own research. Note some photos are to be used as a guide only. Inspections are encouraged to show what the property truly features. **