

**3/144 Queens Road, Hermit Park, Qld 4812**



**Sold Townhouse**

Friday, 27 October 2023

3/144 Queens Road, Hermit Park, Qld 4812

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 140 m2**

**Type: Townhouse**



Sean Lubbe

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## Contact agent

Introducing "The Queen of Townhouses" - a residence that beckons with contemporary elegance. This move-in-ready jewel awaits its new owners, promising a lifestyle infused with modern sophistication in a prime location. Tucked away at the rear of the complex, it effortlessly balances privacy and security for your peace of mind. As you enter into the residence, a world of low-maintenance living and refined design unfolds before you. The tasteful tiling seamlessly flows throughout the lower level, setting the stage for the spacious open-plan layout that follows. The kitchen, a culinary haven, boasts generous stone-top benches and an abundance of storage space for all your culinary treasures. Adjacent to the kitchen you'll discover a convenient internal laundry and a separate powder room, a thoughtful touch for welcoming guests. Venture upstairs, and let the radiance of natural light guide you through the fully carpeted space. Here, you'll find three generously proportioned bedrooms, each meticulously equipped with mirrored built-in robes, air conditioning for climate comfort, and ceiling fans to enhance airflow. The main bedroom takes centre stage with its ensuite, adding an extra layer of convenience and luxury to your daily routine. And for those who seek a dedicated workspace, a cozy study nook with split system air-conditioning awaits, completing this delightful home. Notably, the sellers are more than willing to part with most of the current furnishings in the house, simplifying your transition into this inviting space. Step outside into the serene outdoor space, a hidden sanctuary designed for both relaxation and entertainment. The substantial back patio beckons, offering a perfect setting for gatherings with friends and family. Enjoy enhanced privacy, courtesy of well-placed screens. Additional outdoor amenities include a convenient pebble area with a clothes rack, a substantial double-door garden shed resting on a sturdy concrete slab, two convenient access points to enter the yard, and a charming fire pit that sets the mood for cozy evenings. For an added touch of seclusion, tropical vines and bamboo screening adorn the fences adjoining neighbours, providing that extra layer of tranquillity. "The Queen of Townhouses" reigns supreme in terms of location. Situated conveniently near Townsville Hospital, the University, the CBD, The Strand, and The Stadium, you'll find everything you need within close proximity. From a plethora of restaurants to the bustling port, from shopping hubs to the vibrant Fairfield Precinct, this townhouse puts you right in the heart of it all. Rental Appraisal: \$500-\$520 Per Week. It's a smart investment with low body corporate fees and a prime central location poised for appreciation. With its modern design, excellent condition, and proximity to key amenities, this property promises a robust return on investment. Be Quick! Townhouses at this level at this price do not last on the market for long! Features Include:- Three large, carpeted bedrooms, fully air-conditioned with ceiling fans and built-in robes.- Modern bathrooms, including a separate powder room on the lower level for guests.- An internal carpeted staircase, adorned with a large window for an infusion of natural light.- Abundant storage space throughout, including under-stairs storage.- A modern kitchen with ample bench space and storage, complete with a dishwasher.- Open-plan living/dining with seamless access to the outdoor entertainment area.- A secure and private courtyard with two lockable gates for easy access.- An internal laundry for added convenience.- Single lockable automatic car parking, ensuring your vehicle's safety.- Visitor parking on-site and plenty of on-street parking for guests.- Low body corporate fees, making this property an economical choice.- A substantial garden shed sitting on a concrete slab for all your storage needs.- The option to move right in with furniture included or to purchase without furniture.- A prime central location - less than 10 minutes from Townsville Hospital, the University, the CBD, The Strand, and The Stadium.- In every aspect, "The Queen of Townhouses" embodies the essence of contemporary living in a prime location. Be Quick! Don't miss the chance to make this elegant residence your own, where modern sophistication meets comfort and convenience. Your dream home awaits. Disclaimer: While all care has been taken to ensure the information provided herein is correct, we do not take responsibility for any inaccuracies and we accept no liability for any errors or exclusions (including but not limited to a property's land size, floor plans and building age). Accordingly all interested parties should make their own enquiries and obtain their own legal advice.