

**3/2 Annear Court, Stuart Park, NT 0820**



**Townhouse For Sale**

Thursday, 17 August 2023

3/2 Annear Court, Stuart Park, NT 0820

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 314 m2**

**Type: Townhouse**



Korgan Hucent  
0889867131

**\$680,000**

\*Viewings by appointment\*This immaculate executive townhouse offers an enviable bayside lifestyle with plenty of contemporary luxury, set in a prime location walking distance to Tipperary Waters boat ramp, harbour and marina, and just minutes to the city. • Open-plan downstairs living/dining opens to courtyard through bi-fold doors • Private courtyard features paved entertaining and fenced spa with water feature • Premium galley-style kitchen with granite bench tops and stainless steel appliances • Second upstairs living or study area on landing at top of modern staircase • Huge master bedroom features walk-in robe and luxury ensuite with spa bath • Second bedroom features built-in robe and direct access to two-way main bathroom • Third bedroom, also with built-in robe, shares balcony with second bedroom • Immaculate upstairs two-way main bathroom, plus downstairs powder room • European-style internal laundry; split-system air conditioning throughout • Double lock-up garage in modern, well-maintained boutique complex You'll enjoy the best in low-maintenance modern living in this luxurious corner townhouse that combines spacious light-filled interiors with a private courtyard for easy entertaining. Enter into the generous open-plan living/dining that opens into the courtyard through stunning wall-to-wall bi-fold doors that invite the outdoors inside. The paved courtyard features plenty of room for entertaining and a fenced above-ground spa with water feature adds an extra level of luxury. The long galley-style kitchen with granite bench tops and premium stainless steel appliances including dishwasher will delight the passionate foodie, and a downstairs powder room and European-style internal laundry add convenience. A striking modern staircase leads to an upstairs landing that's ideal for use as a second living room or study area. The huge master bedroom is off the upstairs landing and opens onto a large private balcony with a bright outlook that floods the room in natural light. It also features a walk-in robe and luxury ensuite with corner spa bath and separate shower. The good-sized second and third bedrooms - both with built-in robes - share a balcony and the second bedroom features direct access into the immaculate two-way main bathroom with floor-to-ceiling tiles and shower over bath. There is split-system air conditioning throughout, and parking is for two cars in the double lock-up garage in this modern, well-maintained boutique complex. See it for yourself to appreciate its size, quality and location. Area under title: 314sqm approximately Council Rates: \$1680 per annum approximately Body Corporate: Altitude Management Body Corporate Levies: \$1980 per quarter approximately Year built: 2008 approximately Rental estimate: \$700-750 per week approximately