

**3/2 Queen Street, Scarborough, Qld 4020**

**Unit For Sale**

Friday, 15 March 2024

3/2 Queen Street, Scarborough, Qld 4020

**Bedrooms: 4**

**Bathrooms: 4**

**Parkings: 3**

**Area: 296 m2**

**Type: Unit**



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## For Sale

Perfectly positioned just 50m from the sparkling waters of Moreton Bay and Queens Beach, this is the perfect home for large / extended families or those wanting a home with income. Quality fixtures & fittings throughout plus timber floors give the home a warm and calming feel but with all the mod cons you'd expect in a new build.

**MAIN UNIT:-** Open-plan Living / Dining.- Large Sunroom is able to be fully opened up to allow the sea breeze in - views to the Bay and Moreton Island.- Quality family Kitchen featuring stone tops, plenty of bench and cupboard space and quality appliances.- 2 Large bedrooms - both with big built ins and Ensuites.- Built in Study desk.

**UNIT 2:-** Can be fully isolated from the main unit, but can also be opened up if a large family were to reside.- Separate Entry.- Open-plan Living / Dining opening out to a large Sun Deck with magnificent views down Queens St to the Bay.- Kitchenette - Stone tops.- 2 Large bedrooms, both built-in and with Ensuites.- Perfect for an Air BnB, Holiday Rental, Extended families or a long term rental. Of course, it might be perfect for large families wanting the low maintenance lifestyle of a unit without sacrificing floor-space - 296m<sup>2</sup>!- The unit is on a separate title and electricity meter so by simply adding a 2nd HWU and closing off the central door, the new owner could sell the 2nd unit off.

**GARAGE/OFFICE:-** 2.5 Car spaces (3 smaller cars)- 5th toilet / powder room.- Storage Space.- 2 offices! (Or one meeting room and one waiting room)This could be the perfect space for the work from home families.

**ADDED BENEFITS:-** Ducted Air-Con.- Plantation Shutters, quality Paint and plenty of storage space.- Well maintained grounds and Low Body Corp.- Lift.- Security gates.

**WALK TO:-** Beach - 30sec- Bus Stop - 2-4min- Redcliffe Cafe Strip - 10min

**DRIVE TO:-** Local Shops - 2-3min- Westfield North Lakes - 15-17min- Brisbane Airport - 35-40min- Brisbane CBD - 40-45min

Being a truly unique proposition, we are offering these 2 units to the market by negotiation. The sellers will consider all offers. Adam is available 7 days a week to answer any questions.