

3/25 Roberts Street, South Gladstone, Qld 4680

Townhouse For Sale

Saturday, 16 December 2023



3/25 Roberts Street, South Gladstone, Qld 4680

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 139 m2

Type: Townhouse



Luke Watts
0407899110



Hannah Watts
0749722484

Offers Over \$279,000

Get out of the rental rut before it's too late OR add this property to your growing rental portfolio as there are BIG plans on the horizon for Gladstone! This stylish 3 bedroom unit sits at the end of the first row within this 12 unit complex only a few short minutes from the CBD and Harbour. 3/25 Roberts Street has so much to offer a local purchaser looking to avoid paying increased rents or astute investor looking to capitalize on Gladstone's ongoing rising market! Get in fast!

- Modern unit with fresh, neutral façade – RECENTLY PAINTED THROUGHOUT!
- Shared complex pool with outdoor area
- Security screens on all doors and most windows
- Truly spacious and fenced private courtyard is of exceptional size with it's own separate gated entrance from the common grounds
- Open plan living and dining area with air-conditioning, 2 fans and direct access to the pergola and backyard
- The kitchen is a great size compared to most units of this age and size, with heaps of storage, breakfast bar, pantry elevated bench tops, dedicated fridge housing, dishwasher and, double sink and more!
- The single lock up garage is extra deep with a neat combined laundry
- 3 carpeted bedrooms all with sliding mirrored robes, fans and the main is air-conditioned
- The main bedroom has an ensuite with floor to ceiling tiles, spacious shower, large vanity & toilet
- Main bathroom is fresh and modern with floor to ceiling tiles, shower over bath & a another extra wide vanity.
- 3rd toilet/ Powder room downstairs for guests & convenience

Get in Quick! Currently empty and ready for new owners today! Likely Achievable Rent: approx. \$420 - \$450 p/w – current vacancy rates are sitting around 0.6% Combined Body Corporate: approx \$5,261 p/y (paid in half yearly instalments) Local Council Rates: approx \$3,600 p/y** Please note the information in this advertisement comes from sources we believe to be accurate, but accuracy is not guaranteed. Interested parties should make and rely on their own independent enquiries and due diligence in relation to the property**