

30/10 Stanton Road, Tingalpa, Qld 4173



Sold Townhouse

Monday, 28 August 2023

30/10 Stanton Road, Tingalpa, Qld 4173

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 136 m2

Type: Townhouse



Phoebe Berry

\$550,000

Also known as (and accessed from) 10 Washington Avenue. See bottom of the listing for indicative body corporate rates & fees. This 3 bedroom townhouse is conveniently located in a gated complex near the Gateway Motorway Wynnum Rd exits and is central to both Cannon Hill and Tingalpa facilities and shops. The property has also been recently renovated including being fully painted throughout, brand new kitchen and bathrooms, new carpets and a refresh to the back yard. With vaulted ceilings on the lower level, the master bedroom having an ensuite and there being a separate lock-up garage with shelving already installed, this property is very liveable. It would also make an excellent investment property given the high demand and strong rental rates for this type of property in this area. The complex is gated and has a swimming pool. Core features of this property include;

- 3 bedrooms – all on the top level
- Built in wardrobes in each bedroom
- Main bathroom with bath
- Separate ensuite to master bedroom
- Additional toilet on lower level
- Brand new modern kitchen
- Laundry incorporated into garage
- Combined lounge / dining area with vaulted ceiling
- Remote operated single car garage with shelving
- Air conditioning in kitchen / dining / lounge and two of the bedrooms
- Gated complex
- Swimming pool in complex
- Low maintenance external area

Indicative fees and rates - a Body Corporate disclosure statement is available on request; - Body Corporate - \$385 per quarter - Sinking Fund contributions - recently \$250 per quarter - on average \$338 per quarter - Brisbane City Council Rates - recently \$450 per quarter - Urban Utilities Water Rates (excluding usage) - recently \$200 per quarter

DISCLAIMER: We have in preparing this advertisement used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective buyers should make their own enquiries and inspect the property to verify the information contained in this advertisement.