

35/2 St Kevins Avenue, Benowa, Qld 4217



Villa For Sale

Tuesday, 2 April 2024

35/2 St Kevins Avenue, Benowa, Qld 4217

Bedrooms: 3

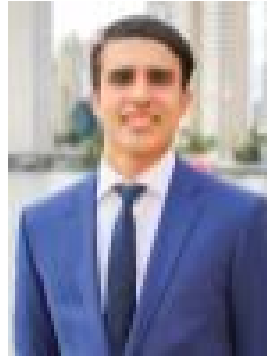
Bathrooms: 2

Parkings: 2

Type: Villa



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Offers over \$785,000

Be quick to inspect this spacious three bedroom residence that is sure to satisfy the head and the heart. Less than 10 minute's drive to Surfers Paradise beachfront and within the Benowa State High and Primary School catchment zones. St Kevin's Avenue Villas are forever in demand as they're quiet, private and well-located in the popular Benowa suburb. The property is practical and is filled with natural light. The internal timber flooring is a welcome feature. Outside, garden lovers will appreciate the established gardens and manicured lawn. The seller advises the outdoor undercover area is a pleasant spot to sit, relax and dine year round. Key Features Include : * Benowa Primary and High School Catchment Zones

- Three-bedroom and two bathroom single level villa
- * Central and practical kitchen that connects well with the dining and lounge
- Rental appraisal of \$690.00 - \$730.00 per week
- Single lock up garage + secondary nominated space for external vehicle
- The property is well-fenced, ideal for the family pets
- Separate laundry room
- Body Corporate fee of approx. \$68.03 per week - paid quarterley
- Central complex swimming pool + tennis court
- Pets allowed upon body corporate approval

Public transport, various schools, Pindara Private Hospital, Benowa Gardens Shopping Centre and the Gold Coast Botanical Gardens are all within 2 kms. Iconic landmarks of People First Stadium, Royal Pines Resort and Gold Coast Turf Club are all within a 5 minute drive. This is a really nice buying opportunity. The property will be sold at a fair value, in line with the buyer feedback level. The agents are willing to facilitate a Facetime inspection for those who cannot inspect in person. Agent conjunctions are welcome, call Tim Grevell today. Disclaimer: In preparing this information we have used our best endeavours to ensure the information contained herein is true and accurate, but we accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.