

4/1 Ridgeview drive, Peregian Springs, Qld 4573

Sold Townhouse

Saturday, 11 November 2023

4/1 Ridgeview drive, Peregian Springs, Qld 4573

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 194 m2

Type: Townhouse



Leon Butt

0411579789

Contact agent

Altona Residences: Your Perfect Seaside Townhouse Looking for a hassle-free, low-maintenance coastal lifestyle? Look no further than Altona Residences in Peregian Springs. This new development offers a selection of beautifully designed and fitted townhouses, with an innovative three-bedroom configuration to suit your needs. Each townhouse is perfectly designed for modern living, featuring three bedrooms, two bathrooms, and two powder rooms. You'll also have access to a carport and a secure garage, giving you plenty of space for your vehicles. Estimated Rental Return \$900 - \$950 per week

The Sunshine Coast Lifestyle > So many beaches, so close ... including Peregian Beach, Coolum Beach, and only a short drive to Noosa Main beach, Sunshine Beach, and Marcus Beach. > Enjoy a variety of National Parks, including Mount Coolum, Noosa, Kondalilla, Mapleton, Mooloolah River, Glass House Mountains, and Tewantin National Parks. > Plenty of exciting family activities to explore, including Underwater World, Australia Zoo, Big Cart Track, and numerous 4x4 and off-road fun parks.

Convenience and Amenities > Altona Residences is a Body Corporate Building with an approximate cost of \$4,000.00 per year. > 44 properties within the complex (including 6 Commercial & Soho Properties). > 4 lifts throughout the complex. > Plenty of visitor car parks. > Adjacent to the development, there are various amenities such as:

- > Coles supermarket
- > Butcher
- > Newsagent
- > Gym
- > Hairdresser
- > BWS
- > Doctor, chemist, dentist, physio, vet
- > Local coffee shop and bakery
- > Various restaurants and takeaways, including Sushi Train, Fish n Chips, Mexican, and Pizza/Pasta.

Top-Notch Schools and Recreation > Peregian Springs offers a range of schools: > Peregian Springs State School > St. Andrews College > Coolum Beach College > Peregian Beach College > 18-hole golf course > Numerous parks > Walking tracks around the suburb > Dog park

The Buying Process If you're interested in purchasing a property at Altona Residences, here's what you need to know: > Contact LYNX PROPERTY GROUP to discuss your options and select a property. > Sign an expression of interest and pay a refundable \$1,000 holding deposit. > Your selection will be taken off the market for a 14-day period while we meet with you to ensure you understand the process. > At the end of the 14 days, we'll forward the contracts to your solicitor for checking. > The contract allows finance clauses to be inserted for the required period to secure the purchase. > Once any finance requirements have been secured or approved, you'll need to pay 10% of the purchase price. > No further payments will be required until development completion in June 2023.

Things to Note Here are a few important things to keep in mind: > Altona Residences is a Body Corporate Building with an approximate cost of \$4,000.00 per year. > The complex has 44 properties, including 6 commercial/SOHO properties. > There are 2 lifts throughout the complex and plenty of visitor car parks available. Don't wait to experience the coastal lifestyle you've been dreaming of. Contact LYNX PROPERTY GROUP today to receive an information package.* The offer of free legals at settlement is subject to the successful settlement of the property. In the event of the contract being terminated or not settling for any reason, this offer will be null and void. This offer only applies to the next 4 Town Houses sold at Altona. Lynx Property Group will cover the cost of the legal fees associated with the standard conveyancing process for the purchase of the villa only. Any additional legal services requested by the purchaser will be at their own expense.