

4/11 Willow Street, Woodridge, Qld 4114



Townhouse For Sale

Tuesday, 5 December 2023

4/11 Willow Street, Woodridge, Qld 4114

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 97 m2

Type: Townhouse



YOGI SHARMA
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Contact Agent

Nestled in the heart of Woodridge North, a stunning property will be available for move-in by February next year. It's a perfect opportunity for anyone in search of a dream home or an investment opportunity. The property boasts an ideal location near public schools, parks, childcare centres, libraries, sports and leisure facilities, public transportation, and shopping centres, making it a perfect choice for families and individuals alike, with easy access to the Pacific and Gateway motorway. You'll be just 25 minutes away from Brisbane CBD, providing easy access to all that Brisbane has to offer, and the Gold Coast is just a 50-minute drive away. Don't miss out on this fantastic opportunity to own a property in one of the most sought-after locations in the region. In addition, you'll find a range of entertainment and leisure facilities, including the Logan Entertainment Centre, Logan City Bowls Club, Logan City Tenpin, Logan City Council, Logan Department of Transport and Main Roads, Logan Diggers Services Club, and Kingston & Woodridge Railway Station. This complex is located near Slack Creek, Underwood, making it ideal for those who want to make the most of the rapidly growing southeast Brisbane area. Experience quality living in this townhouse complex, featuring a spacious open-plan design and a generously sized kitchen. The two bedrooms offer ample space and come equipped with robes and a walk-in robe. A bathroom with a toilet, shower, and vanity is located upstairs, while the lower level features a separate toilet. The single lock-up garage provides secure parking, internal access, and additional storage space. Entertain guests in the low-maintenance courtyard, perfect for spending time outdoors. This delightful residence is currently leased at \$290 per week until February 2024. Estimated rental yield of 6.25% a new rental appraisal values the property at \$350-\$380 per week, presenting an excellent investment opportunity. Other features include:

- A peaceful and quiet complex with only 10 townhouses in the complex.
- A fully fenced private courtyard.
- There is a separate laundry area and toilet downstairs.
- Extra storage space under the stairs.
- The complex is located next to Willow Park.
- There is a bus stop located on the same street for your convenience.

Body Corporate Fees, which include building insurance, cost approximately \$589 every quarter, while Council Rates are around \$900 per quarter. Don't let this opportunity pass you by - contact Yogi Sharma today at 0424 836 194 to secure your piece of this serene oasis in Woodridge! Disclaimer: Please note that despite our best efforts to ensure the accuracy of the images and details provided, neither the vendor nor the agent can provide a warranty as to their accuracy. If you are interested in the property, we strongly suggest you inspect it and conduct research to satisfy yourself. Please be aware that virtual furniture may have been used in the images, and while we have done our best to ensure its accuracy, we cannot guarantee it. We also do not accept liability for any errors or omissions related to a property's land size, floor plans and measurements, building age, and condition.