

**4/20 Colburn Avenue, Victoria Point, Qld 4165**

AREASPECIALIST

**Townhouse For Sale**

Saturday, 2 March 2024

4/20 Colburn Avenue, Victoria Point, Qld 4165

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Townhouse**



Denise Walker

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## FOR SALE

This very spacious townhouse with room for boat is located just footsteps from the waters edge and provides an inviting environment for easy low maintenance living within a serene tropical setting. Set in a Boutique complex of 6 and within easy walking distance of local cafes and eateries, waterfront parklands and sandy beaches. If you fancy a spot of fishing, the jetty and the boat ramps are just a short distance away. As indeed the ferry which is just a short 10 minute ride to beautiful Coochie Island where you can enjoy the island fantasy and soak up the ambience. Enjoy lazy fun filled days with family and friends on the rear covered deck which emphasises effortless outdoor living. Relax and entertain and just soak up the abundant bay breezes which are such a bonus for those living by the water. A large 72M2 yard on the lower level allows abundant room for entertainment, and even has space for pool or spa. Also lots of scope for the keen gardener. This home has a great floorplan, is light and bright with a definite "beachy" flavour, and offers you the waterside lifestyle you've been dreaming about but never thought possible. At present, the garage has been converted into a study or third bedroom with a small storage area behind. This can be easily converted back to garage space if required. There is also 1.5 parking spaces in the carport which is fully secured. Call Denise Walker today to make this your new home!