

# 45/172 Barrier Reef Drive, Mermaid Waters, Qld 4218



## Sold Townhouse

Wednesday, 27 September 2023

45/172 Barrier Reef Drive, Mermaid Waters, Qld 4218

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Townhouse**

**\$860,000**

If you're searching for that new home that really does tick all the boxes, this one is it! This incredible, unique, modern, spacious, fresh two-bedroom Townhouse will have you smiling from ear to ear! Downsizing, Airbnb, whatever your plan, this little beauty, located in sought-after Mermaid Waters is the perfect find, and will be snapped up FAST! When you step inside this quaint abode, you will first notice the high vaulted ceiling, and openness that allows the room to fill with natural light. The open plan living with a very well-equipped spacious kitchen with stone bench-tops and all the mod-cons, including added storage, discreet behind the mirrored doors, a large breakfast bar, airy & bright! Situated in the centre of this delightfully quiet complex, known as, Rio Vista Palms offers the new owner an abundance of reasons to be impressed! The property has a few perks that the others don't! That being, centrally located, North-facing, private & secure! Literally walk across Markeri street and you are at the Q-store shopping centre. The beach is 4 mins away, as is Pacific Fair Shopping Centre, Star Casino and the Light Rail. With Kool Kids Kindergarten & Bus Stop at your doorstep, Miami State School & Merrimac High all walking distance. Features: Completely private 2 bedroom, two-storey Townhouse Two oversized spacious bedrooms, master with private ensuite Main bathroom with convenient 2-way access Open plan living High ceilings Ceiling fans Air-conditioning throughout Separate laundry Separate toilet Added extra storage Private secure gated entrance Undercover outdoor entertaining Fenced front & rear courtyard LUG with remote door and direct access to inside Low Body Corp \$28 per week Pet friendly Rates: Approx. \$460 per quarter Water: Approx. \$400 per quarter Contact Michelle at The McRae Property Team today!