

6/3-7 Monterey Avenue, Banora Point, NSW 2486



Sold Townhouse

Saturday, 28 October 2023

6/3-7 Monterey Avenue, Banora Point, NSW 2486

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Townhouse



Paul Sheehan
0438196966

\$645,000

Please note all inspections are in NSW daylight savings time Attention 1st home buyers you can save \$24,000 with the new stamp duty redemption. This fantastic property is exceptional value, freshly painted throughout, new fixtures and fittings, very well maintained, its entry level into the market, located in a prime position, you'll be just moments from an array of amenities including shops, schools, and public transport. The property is vacant and ready for its new owners. This will suit so many buyers who are 1st home buyers, investors, down sizers or upsizing? Here are some of the many benefits that await the astute purchaser:- Light filled, freshly painted spacious living/kitchen/dining area leading out to the patio area- The property has been professionally painted throughout- Master bedroom with ensuite, mirrored built-ins, large windows to allow fresh breezes - Kitchen with pantry, double sink electric cook-top, range hood, plenty of bench and cupboard space- Set over two levels, the home offers three bedrooms, two bathrooms and three toilets- Main bathroom with separate shower, separate bath single vanity and toilet- Private rear courtyard for relaxing, low maintenance garden with synthetic grass, put a fence out the extended front area- Two other spacious bedrooms with built-ins- Security screens on the windows and doors- Internal laundry with access to backyard with separate toilet downstairs- Remote single lock-up garage, another dedicated car space in front of the garage with internal access and plenty of visitor parking- New rear colourbond fence- Great for investors, owner occupiers, downsizers or first home buyers- Pet friendly- Handy under stair storage- Linen press upstairs- Low body corporate fees that include water and building insurance \$49.00 PW (approx)- Termite barrier gets checked every 3 months included with body corporate- Roof gets checked every 6 months included with body corporate- Rates \$2721.86 PA (approx)- Rental appraisal \$630-\$660PW possibly more?- 18 units in the complex- 3 minutes to Club Banora and shopping centre- 4 minutes to Bunnings, Harvey Norman and other specialty shops- 6 minutes to the boat ramp on Dry Dock Road- 7 minutes to Tweed City Shopping Centre- 13 minutes to Gold Coast International Airport, beaches, cafe's restaurants, movies, shopping- 15 minutes to Kingscliff and Fingal Head- 45 minutes to Surfers Paradise and Byron Bay- 90 minutes to Brisbane City Don't let this opportunity slip away, come to the scheduled open home or call for a private inspection and see for yourself why this home is the perfect choice for you! Properties like this do not last long! Please leave your best contact number when making an online enquiry. There is a virtual tour available upon request. Disclaimer: All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the Website. Information contained on the Website should not be relied upon and you should make your own enquiries and seek legal advice in respect of any property on the Website. Prices displayed on the Website are current at the time of issue, but may change.