

61/302 College Rd, Karana Downs, QLD, 4306

Sold Townhouse

Thursday, 13 April 2023



61/302 College Rd, Karana Downs, QLD, 4306

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: Townhouse



Carrie Bischoff



Kay Camilleri

SOLD BY CARRIE & RICHARD BISCHOFF

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Overlooking the 9th fairway, with an impressive north easterly view of the Brisbane River Golf Course is Unit 61 in the Fairway Crest Unit Complex. This modern, highly sought after 4-bedroom townhouse is on offer in this peaceful community. Built in 2019, this townhouse provides living on the ground floor and all bedrooms on the first floor.

Tenant in place until March 2023 and paying \$440 per week. We have not included any internal photos out of respect for the tenant.

Current Rental Appraisal \$480.00 per week

Enjoy the convenience of a fully managed unit complex with management on-site, in-ground saltwater pool, tennis court and BBQ facilities with entertaining pavilion. Only a stroll away is the newly renovated Brisbane River Golf Club House. Fancy an 18-hole round of Golf or prefer to relax in the Clubhouse indoor/outdoor dining space or simply take in the stunning grounds from your private rear balcony, it's all on offer for one lucky buyer!

Featuring Downstairs

- ** Open plan Lounge/Dining/Kitchen
- ** Modern Kitchen with Stone bench tops and Dishwasher
- ** Air conditioning and blue tooth surround sound system
- ** Double Door Access to the Rear tiled patio and low maintenance Courtyard
- ** Powder Room
- ** Internal Laundry
- ** Double Garage with R/C
- ** Ample storage cupboards PLUS storage under the staircase
- ** Fully Fenced Rear Yard with Side Pedestrian Access
- ** Low Maintenance Yard and Gardens

Featuring Upstairs

- ** 4 large Bedrooms with built-ins
- ** Primary Suite with Air Conditioning, Walk-in Robe and Ensuite
- ** Family Bathroom with Stone Benchtops, Bath tub and Shower
- ** Separate Powder Room
- ** Ceiling Fans + Downlights + Blinds Throughout

Body Corp. approx. \$828 per quarter

Council Rates approx. \$450 per quarter

Water Rates approx. \$317 per quarter

For your welcome inspection contact Kay Camilleri on 0417 793 544 or Richard Bischoff on 0408 477 188.

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