

7/38 Rosedene Street, Manly West, Qld 4179

Townhouse For Sale

Thursday, 30 May 2024



7/38 Rosedene Street, Manly West, Qld 4179

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 165 m2

Type: Townhouse



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Contact Agent

The Gill Team are proud to introduce Unit 7 for sale of 'Botanica By The Bay'. This stylish near new residence offers more than a place to live; it provides a lifestyle enriched by its private surroundings and all with a short drive to the Wynnum and Manly Esplanade. Set among welcoming neighbours and just minutes from local schools, dining options, and Moreton Bay, this property guarantees both convenience, comfort and lifestyle. Associated costs: • Brisbane City rates - \$365 per quarter • Body corporate including sinking and admin funds approx - \$725 quarterly • Water metered separately and issued by Urban Utilities to each resident Some of the features of this property are: • Polished timber floors lead to living and dining areas • Centralised kitchen with large waterfall stone island benchtop and plumbed fridge options • Electric cooking, dishwasher, hot water system plus 3rd w/c downstairs for convenience • 3 generous carpeted bedrooms, robes and separate main bathroom facility • Separate study/family room to have that separation if needed from up and downstairs • Split system air conditioning, ceiling fans, plantation shutters and security screens • Master suite with dual basins, private w/c and private balcony overlooking garden courtyard area • Wondall Heights State School & Manly West State School, Brisbane Bayside State College catchments • Investment income potential of \$680 per week Contact The Gill Team today to secure your slice of Manly West. This property won't last long, so ensure it is on your "shopping list" as soon as possible. Private inspections are welcome or we welcome you along to one of our open homes.