

**70/1 Norris Street, Pacific Pines, Qld 4211**

 Coastal

**Sold Townhouse**

Monday, 14 August 2023

70/1 Norris Street, Pacific Pines, Qld 4211

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Area: 155 m2**

**Type: Townhouse**

## Contact agent

This carefully designed townhouse showcases quality, luxurious finishes as well as providing a functional floorplan for modern lifestyle. Situated in a fabulous location only a short stroll to local shops, this boutique estate was developed in 2013 and No 70 offers a highly-sought north facing aspect. Sleek, modern design features include porcelain tiles, floor to ceiling windows and light-filled interiors as well as spacious open plan living areas. Upstairs you will be delighted by the three spacious bedrooms. Whether you are seeking a new place to call home or a savvy addition to your investment portfolio, this exceptional property will be sure to exceed your expectations. Main features:

- Modern kitchen with Blanco appliances including gas cooktop, oven and rangehood as well as a dishwasher, generously sized island bench and plenty of storage space
- Light-filled open plan living and dining areas seamlessly connect with a sunny north facing courtyard, ideal for outdoor entertaining
- Expansive air-conditioned master bedroom with his and hers robes and modern ensuite
- Two additional queen-sized bedrooms with ceiling fans and mirrored built in robes
- Main bathroom has been well appointed with rain shower, a luxurious deep bath, stone vanity and toilet
- Downstairs powder room
- Separate laundry
- Single lock up garage plus off-street parking for additional vehicle

Additional inclusions:

- Split system air conditioning downstairs and in master bedroom
- Low maintenance, fully fenced yard
- Storage options throughout the home
- Plenty of visitor parking throughout the complex

Year built: 2013  
Building Size: approx. 155sqm or 17 squares  
Body corp: Approx \$55 per week  
Council Rates: Approx \$1,900 per annum  
Water Rates: Approx \$300 per quarter - individually metered  
Rental Appraisal: \$600 to \$650  
Location: Ideally located within walking distance to local Coles shopping centre and child care centre plus easy drive to Pacific Pines Town Centre, restaurants, local golf courses, sport fields and Pacific Pines Central Park. Close proximity to Pacific Pines Primary and High School as well as Jubilee Primary School. Convenient access to the M1 motorway with an easy commute to Brisbane CBD as well as local Gold Coast beaches, shopping centres and Airport all within a modest driving time. Helensvale Rail and Q-Link close by and only a short journey to the beautiful Broadwater and the glamour of Broadbeach and Surfers Paradise.

Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.