

**73/1044 Hamilton Road, McDowall, Qld 4053**



**Townhouse For Sale**

Sunday, 31 December 2023

73/1044 Hamilton Road, McDowall, Qld 4053

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



Charlie Carswell  
0413772206

**\$885,000**

Enjoy private uninterrupted bushland views, resort style amenities and low maintenance turnkey living. McDowall Residences Stage 1 is now complete with residents already enjoying the premium lifestyle. Stage 2 & 3 are now selling. Visit our Onsite Sales Office to explore the community. (Note: All listed inspections/open homes take place at the Sales Office). Unit 73 is a premium four-bedroom townhome with double lock up garage, relaxing bushland outlook in the near, and neighbouring greenspace. The 185m<sup>2</sup> design comprises of open plan living area, walk in robe and ensuite to master bedroom, storage spaces, and private covered outdoor patio area looking out to bushland, plus secure double lock up garage. The many standard features of this new townhome include ducted air conditioning throughout the home, walk-in and built-in robes, quality stainless steel appliances, stone benchtops, NBN connectivity, full upper and lower kitchen cabinetry, low maintenance landscaping and all privacy and security screens and blinds. All our townhomes are delivered completely turnkey inside and out, and ready to move in. Other features at McDowall Residences include a resort-style swimming pool, barbeque and recreational area, detailed landscaping and surrounds, pedestrian friendly access, and a large conservation area neighbouring the estate. Unit 73 offers a long list of fine features including: 1. 185m<sup>2</sup> in under roof area 2. Large 90m<sup>2</sup> fenced private landscaped courtyard with bushland views 3. Neighbouring greenspace on one side, so only one neighbour 4. Ducted air-conditioning throughout the home 5. Remote controlled double lock up garage 6. Four spacious bedrooms 7. Walk-in robe to master bedroom and built-in robes to other bedrooms 8. Ensuite to master bedroom, large main bathroom, downstairs powder room 9. Full cabinetry kitchen with stone benchtops and tiled splashback 10. Premium stainless-steel appliances 11. Open floor plan with separate large living and dining areas 12. NBN connectivity 13. Ample linen cupboard and storage spaces 14. Quality building materials throughout 15. Low body corporate fees include building insurance For the full list of all inclusions, specifications, floor plans, and townhome availability at McDowall Residences, along with site plans, price list and body corporate budget, contact us today on 07 3333 2006 AR Developments are a specialist, family-owned Brisbane townhome developer and builder, with over twenty years continuous experience - [www.ardevelopments.com.au](http://www.ardevelopments.com.au) \*\*Photos are for illustrative purposes only. McDowall Residences Stage 2 & 3 are currently under construction. Call AR Developments today on 07 3333 2006 to visit our Onsite Sales Office at 1044 Hamilton Road McDowall by appointment.