

**76/120 Alma Rd, Dakabin, Qld 4503**

**KONNECT**

**Townhouse For Sale**

Saturday, 3 February 2024

76/120 Alma Rd, Dakabin, Qld 4503

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



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## Offers Over \$585,000

76/120 Alma Road, Dakabin Opportunity for first-time investors alike in the thriving community of Dakabin! This charming 3-bedroom single level townhouse offers affordability, convenience, and a bright future for those looking to step into the real estate market. Built in 2017 this three-bedroom townhouse, is within a quiet, secure, and well-maintained complex complete with onsite management, swimming pool, gym-room, ample parking and low body corporate fees. It offers a perfect addition to your investment portfolio, with a longstanding and happy tenant there until March 2024 and looking to stay on. Downstairs features air-conditioned living and dining areas, modern kitchen complete with a generously sized Caesarstone bench-top,. Nestled in a thriving community, this townhouse boasts:- 4 Cozy bedrooms, each with its unique charm and comfort- 2 Bathrooms 3 Toilets- A welcoming living space with a seamless flow from the outdoor patio- A modern kitchen equipped with everything you need- Your private outdoor patio - A low-maintenance yard to fit your busy lifestyle- A Double-car garage - Proximity to essential amenities, ensuring convenience at your doorstep- Two complex pools- Currently leased at \$465 per week until 11th May 2024 New Rental Appraisal \$550 - \$580 per week Water & Sewerage Rates - Average approximately - \$1,310 per year Body Corporate Levy - \$1,216.06 every 6 months, \$2,432.12 per year Council Rates - \$521.23 per quarter, \$2,084.92 per year This property has been digitally staged for the privacy of the tenant. **DISCLAIMER:** We have in preparing this advertisement used our best endeavors to ensure the information contained is true and accurate but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement. Contact Eloise - 0424665858 email: [eloise@konnnect.homes](mailto:eloise@konnnect.homes)