

**8/3 Feather Court, Birtinya, Qld 4575**



**Townhouse For Sale**

Thursday, 4 January 2024

8/3 Feather Court, Birtinya, Qld 4575

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 176 m2**

**Type: Townhouse**



Brent Higgins  
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## Forthcoming Auction

PLEASE NOTE - These photos are not current and are not an accurate depiction of how the property currently looks nor does it include various updates. We will have updated photos on Wednesday. If you're after a high-quality lifestyle with low maintenance advantages and without sacrificing space or paying high body corp fees then look no further than 8/3 Feather Ct, Birtinya. Set in a quiet cul-de-sac this fantastic townhouse ticks all the boxes for low maintenance living, offering a practical floor plan over two levels whilst featuring a private and North-Facing courtyard, a perfect space to entertain or for owners with pets. Complete with three bedrooms and two separate living zones, there is plenty of space for all to enjoy. Great facilities are on offer in the complex including a well equipped gymnasium, resort-style pool which is heated in Winter, direct waterfront access to Lake Kawana, playground, BBQ and kilometres of bikeways and walking paths. Features we love:

- Spacious open plan living which opens to your low maintenance North-Facing courtyard
- 2 living zones w/ additional private balcony upstairs
- Air conditioned living and master, ceiling fans and security screens throughout
- Spacious master bedroom with robe & ensuite
- Light-filled floorplan capturing the beautiful cross breezes
- Private balcony with glimpses of Lake Kawana
- Double lock-up garage with storage
- Pet friendly w/ high ratio of owner occupiers in the complex
- Affordable body corporate fees
- Resort-style swimming pool and gymnasium in complex
- Close proximity to Bokarina Beach, Birtinya's Medical Hub, Stockland shopping centre & soon to be built town centre.
- Walkways and cycle paths to Mooloolaba and Caloundra
- Convenient access to Bruce Highway; just a short one hour's drive to Brisbane

Very few townhouses come to the market in Birtinya, let alone a townhouse offering these incredible features & enviable lifestyle location. Our owner is genuine in selling and we encourage you to act quickly before this opportunity passes you by.