

8/45 Hill Crescent, Carina Heights, Qld 4152



Apartment For Sale

Friday, 12 April 2024

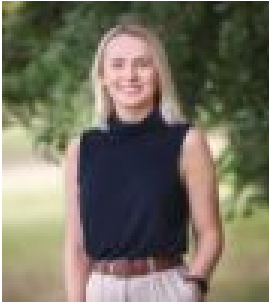
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Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



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By Negotiation

Nestled in a peaceful elevated enclave with suburban vista views, this modern apartment offers enviable space, style, and a super central lifestyle location. Beautifully designed, maintained and presented, the first-floor residence sits in a boutique complex, boasting a private north-east facing aspect. A fresh neutral colour scheme of crisp white, soft greys, and warm Oak invites any choice of personal décor, while quality finishes and reverse cycle air-cycle air-conditioning create a sense of luxury. Filled with natural light, expansive open-plan living flows onto an all-weather alfresco entertaining balcony with the privacy of no overlooking neighbours. Plus, the two well separated, equally large built-in bedrooms each enjoy the rarity of their own adjoining ensuite. This thoughtful layout creates broad appeal for both the owner occupier and investor- from residents with teenagers or regular guests to house sharing tenants. Additional property highlights include:- Stunning kitchen with stone benchtops, extensive storage, modern appliances including dishwasher -Two plush carpeted bedrooms with mirrored built-in robes and ensuites-Two spotless floor-to-ceiling tiled bathrooms with stone-top vanities-Bed 2's ensuite also serves as a versatile two-way bathroom for guests-Reverse cycle air-conditioning; insect/security screens throughout to capture cooling cross breezes-Separate internal European laundry is well concealed with plenty of storage-Exclusive covered car parking space with secure lock-up storage area-Quiet well-maintained complex of only 9; affordable body corporates And as for the location, this desirable address in high-growth Carina Heights is unbeatable! Enjoy total tranquillity at home just footsteps from scenic parkland with walk/bike tracks, while being a 5 minute walk from express CBD bus transport, cafes, shops, restaurants and health/fitness amenities. Moments from top local schools or childcare centres, it is an easy 5-minute drive to either the Camp Hill Marketplace with Woolworths and specialty stores or the extensive retail, dining and cinemas at Westfield Carindale. Nearby arterial roads including the Gateway Motorway also provide swift access to the CBD, Airport, Bay and Coast. *Disclaimer: We have made every effort to ensure the accuracy of the information in this advertisement. However, we disclaim all liability for any errors, omissions, inaccuracies, or misstatements contained herein. Prospective purchasers are encouraged to conduct their own due diligence to verify the information provided in this advertisement. *Please note the following when attending our open homes: "The attendee acknowledges that at all times while attending the open home/inspection they do so at their own risk and that the attendee (and other people in the care and control of the attendee) will not hold the owner, agent or any of their employees, contractors or agents liable for any personal injury, death, loss, theft or damage to their personal property, whether caused by the negligence of the owner, agent, their employees, contractors or agents, howsoever caused."