

# 9/119 Sugarwood Street, Moggill, Qld 4070



## Villa For Sale

Thursday, 16 May 2024

9/119 Sugarwood Street, Moggill, Qld 4070

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 219 m2**

**Type: Villa**



Kathy de Jong

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## For Sale

Experience the vibrant, friendly and caring village lifestyle that the Sugarwood Grove Community has to offer. Villa 9 is a single level villa with 2.5 bedrooms and a spacious open plan layout. High 9 foot ceilings, ceiling fans and air conditioning make this villa pleasant to reside in all year long. The generous master bedroom has a full wall of sliding robes and is adjacent to the ensuite/two way bathroom. The second spacious bedroom also has a ceiling fan and built in robes. The third room could be used as a study or for hobbies and crafts, or an additional lounge/sitting room or even for guests. The kitchen is a modern open plan with granite bench tops, dishwasher, ceramic hot plates, wall oven, walk in pantry with light and lots of cupboards. Your villa is fully fenced and offers your own undercover paved alfresco entertaining area. The gardens are low maintenance and offer relaxing places to enjoy the outdoors. The remote controlled single lockup garage has storage space and there is an internal laundry, with external access, plus a separate toilet. Additional features include a 275 solar pump hot water system, and Medical Alert Alarm. NBN sourced phone and internet services are available providing unlimited data and free calls to landlines and mobiles within Australia. Absolute Freehold Title, means the property may be sold, mortgaged or bequeathed at your discretion. Villa 9, flood free with a perfect northerly aspect, is positioned towards the front of the complex giving easy access via the secure gated entry, and to the mail boxes and visitor parking. Plus there is a CCTV Security System together with an onsite resident manager/caretaker. Enjoy the many varied events and activities that are organised by the community or maybe a swim in the heated swimming pool. Keep fit in the gym then relax with friends in the Community Centre with kitchen, bar, games room, library and computers all available for your use. Your small pet can also be welcomed with Body Corporate Approval. Bellbowrie Plaza is a leisurely stroll away while Moggill Shopping Village is a short drive of 2kms Kenmore Shopping Village 8kms, Indooroopilly Shoppingtown 11kms. BCC Bus to City ever 15 minutes. Come and inspect and see for yourself all this wonderful complex has to offer. For Private Inspections and Open Homes, please meet at the front gate located at 119 Sugarwood Street, Moggil