

1/10 Sunhaven Court, Nambour, Qld 4560

Duplex/Semi-detached For Sale

Saturday, 29 June 2024

RE/MAX

1/10 Sunhaven Court, Nambour, Qld 4560

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 64 m2

Type:

Duplex/Semi-detached



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Offers over \$515,000

This stunning, fully renovated unit is perfect for first-time home buyers, downsizers, or investors looking to capitalize on a high-quality property in a prime cul de sac location. The fully fenced property ensures enhanced privacy and security, while the fresh landscaping creates a welcoming and attractive outdoor space. Enjoy additional privacy and comfort with the newly installed front courtyard roof and privacy screens. Inside, the polished floorboards and new bathroom add a touch of luxury, complemented by new A/C split system and ceiling fans for year-round comfort. Security has been prioritized with the installation of security screen front door, a security camera, and fresh internal paint. Practical upgrades such as crushed rock driveways and new washing lines enhance functionality. Additionally, the unit is now individually titled, offering greater flexibility and value. Nestled in an ideal central location, this property is within walking distance to hospitals, schools, and the town centre, providing unparalleled convenience. Whether you're looking for a stylish, comfortable home or a valuable investment, 1/10 Sunhaven Court, Nambour, is an exceptional choice. First-time homebuyers can take advantage of several incentives to ease the purchase process:

- First Homeowner Grant (FHOG): Up to \$15,000 available in Queensland for substantially renovated properties valued under \$750,000.
- Stamp Duty Concessions: Significant reductions or exemptions for properties under certain value thresholds.
- Regional First Home Buyer Guarantee: Purchase with as little as a 5% deposit without paying Lender's Mortgage Insurance, making it easier to secure your home in regional areas.

1/10 Sunhaven Court, Nambour, is an excellent opportunity to secure a modern, well-located home with significant upgrades and incentives. Don't miss out on this exceptional property!

Rental Appraisal: \$530-\$560 per week

*Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise. Fully fenced for enhanced privacy and security; professionally landscaped outdoor space; new front courtyard roof and privacy screens; polished floorboards and new bathroom for a touch of luxury; new A/C split systems and ceiling fans for year-round comfort; security screen front doors and comprehensive security system with cameras; fresh internal paint; crushed rock driveways and new washing lines; individually titled unit for greater flexibility and value; Walking distance to hospitals, schools, and the town centre; quiet cul-de-sac for added tranquillity