

1/44 Pecan Drive, Upper Coomera, Qld 4209



House For Sale

Friday, 5 July 2024

1/44 Pecan Drive, Upper Coomera, Qld 4209

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 300 m2

Type: House



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Expressions of Interest

Discover the perfect opportunity at 1/44 Pecan Drive, Upper Coomera - an exceptional property offering the best of both worlds for astute investors and first home buyers alike. Town houses that are not located in Body Corporate Schemes are extremely rare and do not last long. Enjoy the advantage of a corner block, providing a generous and versatile outdoor space that's perfect for a variety of uses. Experience the benefits of shared strata without the hassle of body corporate fees and regulations. The property features a well-designed layout that maximizes space and functionality, making it ideal for modern living. The property is in its original condition, providing a blank canvas for your personal touch. With its strategic location near amenities and directly across the road from a large park, this property promises great rental returns and potential for capital growth. Upper Coomera is a sought-after suburb known for its family-friendly environment and excellent amenities. Step into the property market with confidence! This home offers a fantastic starting point with minimal maintenance and a comfortable living space. The generous land provides room for future expansions or landscaping to suit your lifestyle.

FEATURES

- Master bedroom with robe and ensuite
- Two additional bedrooms with BIR
- Main bathroom with separate toilet upstairs
- Third separate toilet on the ground floor
- No Body Corp
- Fantastic corner block with usable yard
- Fans throughout
- Venetian blinds
- Split system air-conditioning
- Understairs storage
- Secure double garage with internal access
- Shared Strata Insurance
- Located across the road from a large park
- Owner occupied
- Rental appraisal \$750-\$780

Why do so many families love living in Upper Coomera? - Lots of local parks, playgrounds and walking tracks - Family friendly community - 9 Minutes from Coomera Westfield - An array of education options available: many public, private, and early learning schools to choose from - 25-minute drive to Surfers Paradise & Brisbane CBD - Close to highway access and Coomera train station - Just minutes from shopping centre, cafes, fast food, and restaurants - Sporting facilities

This home is within arm's reach of top-notch child care, esteemed public and private schools, and the vibrant Upper Coomera shopping precinct being only 5 minutes to Coomera Westfield and Costco. Everything you need is just a stone's throw away! Close proximity to schools, shopping centres, and parks, easy access to public transport and major roads, and a thriving community with a welcoming atmosphere make this location highly desirable. Don't miss out on this unique opportunity to secure a property that combines practicality, potential, and prime location. Contact us today to arrange an inspection and make 1/44 Pecan Drive your new address!

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