

# 2 Kingsgrove Court, Buderim, Qld 4556



## House For Sale

Thursday, 4 July 2024

2 Kingsgrove Court, Buderim, Qld 4556

Bedrooms: 6

Bathrooms: 3

Parkings: 4

Area: 800 m2

Type: House



Gregory Ward  
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Zoe Byrne  
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## For Sale

An exceptional investment opportunity in the heart of North Buderim! This corner block property features two beautifully appointed duplex units, ideal for savvy investors or those seeking dual living options. Unit 2A presents a spacious layout with 3 bedrooms and 2 bathrooms, including a master bedroom complete with ensuite and walk-in wardrobe. The kitchen boasts modern amenities such as a Schott Ceran cooktop, Omega oven, and Ariston dishwasher. Enjoy generous living spaces, a double lockup garage, Security screens throughout, and a fully fenced courtyard enveloped by established gardens. Unit 2B offers 3 bedrooms and 1 bathroom with his and hers basins, complemented by a contemporary kitchen featuring sleek white gloss cabinetry and Westinghouse appliances. Highlights include a brick feature wall, ample storage options, security screens throughout, and a single lockup garage with an additional side carport. Outside, discover a water tank, large garden shed, spacious grassed area, and a fully fenced backyard perfect for a pet. Both units have undergone a recent renovation, featuring freshly painted interiors and new carpets throughout. LED lighting has been installed in both units, enhancing energy efficiency and modern appeal. Located just a short stroll from local shops, parks, and transport links, this property not only promises convenience but also substantial rental income potential. Whether you choose to reside in one unit and lease the other, or capitalise on dual rental income, 2 Kingsgrove Court represents a wise investment in one of Buderim's most sought-after locales. Don't miss out on this rare opportunity to secure your future in a thriving community.

- Dual Occupancy Units, Strata Title Possibility STCA (Subject To Council Approval)
- Opportunity To Live In Plus Income
- Potential Rental Income For Unit A - \$690 - \$715 Per Week
- Potential Rental Income For Unit B - \$675 - \$700 Per Week
- UNIT 2A: • 3 Bedrooms • 2 bathrooms • Master Bedroom With Ensuite and Walk-In Wardrobe • His and hers basins and large shower • Modern kitchen with Schott Ceran cooktop and Omega oven • Ariston dishwasher • Large living area • Double lockup garage • Fully fenced courtyard • Established gardens • Ceiling fans throughout • LED lighting • Freshly painted • Brand New carpet
- UNIT 2B: • 3 Bedroom • 1 bathroom with his and hers basins • Modern kitchen with white gloss cabinetry • Westinghouse (cooktop and oven) • Brick Feature Wall • Ample Storage • Security Screens • Single Lockup Garage • Side Carport With Roller Door • Established Gardens • Water Tank • Large Garden Shed • Spacious Grassed Area • Fully Fenced • Ceiling Fans • LED Lighting • Freshly Painted • Brand New Carpet