

**18/460 Pine Ridge Road, Coombabah, Qld 4216**



**Townhouse For Sale**

Wednesday, 3 July 2024

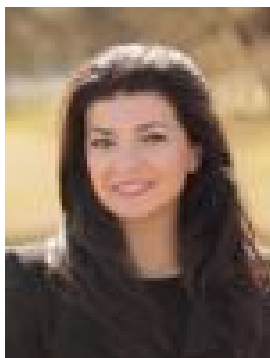
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**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



Irma Smith

## Offers above \$589,000

This modern 2 bedroom, 2 bathroom townhouse presents as a not to miss an opportunity for investors or owner occupiers. The lower level consists of a modern kitchen with ample storage and gas cooking facilities, fully tiled open plan living and dining area with sliding doors opening to the undercover alfresco area. There is direct access from the single lock up garage. Completing the ground level is a powder room with a toilet and vanity for added convenience. On the second level there are two generously sized bedrooms, both featuring ensuite bathrooms and walk-in robes, plus a second living area that could be utilised for either an office nook or a parent's retreat. Property specifications: \* Two bedrooms, two bathrooms, two car parking \* Master bedroom has ensuite \* Family bathroom has bath and shower \* Fully tiled open plan living room \* Airconditioning for your comfort \* Private backyard for outdoor entertainment \* One extra family room upstairs \* Lock up garage and one dedicated carpark space \* Laundry cabinet upstairs \* One powder room downstairs \* Security screen doors and windows \* Gas cooking and gas hot water \* Low body corp \* Currently tenanted unit September 2024 \* Rental appraisal \$600 - \$630 per week Perfectly situated in a central location close to parks, schools, public transport, local shops, Harbour Town and only a short drive to the stunning Broadwater.