

**2/22 Mayfield Road, Moorooka, QLD, 4105**



**Townhouse For Sale**

Tuesday, 17 September 2024

2/22 Mayfield Road, Moorooka, QLD, 4105

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**

### **Bigger than average 3 bedroom Townhouse with Study**

Welcome to this stylish three-bedroom townhouse, thoughtfully designed to offer both comfort and functionality. The layout features a well-appointed air-conditioned living and kitchen area, perfect for relaxation and entertaining with a deck on the western side and a balcony on the eastern side which combined provides fantastic air flow. The kitchen includes an electric oven and hotplate plus a large standard fridge (included in the sale) and plenty of cupboard space. A dedicated study/office offers a quiet and productive workspace, catering to your professional or creative needs, this level also has a separate toilet.

The fully carpeted upstairs level is where you find the air-conditioned master bedroom, complete with a private extremely large tiled ensuite bathroom with a spa bath, separate shower and toilet, a good sized room with a generous walk in robe. Two additional air-conditioned bedrooms provide flexibility for family, guests, or personal use.

The ground level is where you will find your spacious, air-conditioned connected 2 car lockup garage with an electric door, this level is also home to the internal electric hot water system, rainwater tank (that fills the toilet cisterns throughout) and the laundry which includes the washing machine and dryer. Loads of storage space.

Enjoy the convenience of easy access to Moorooka Shopping Centre (Woolworths) and public transport. This townhouse combines elegant living with practical features in a desirable location.

Low Body Corporate fees of \$830 Per Quarter

Vacant now with a rental appraisal of \$700-\$740 Per Week

This property will not be available for long. One not to miss.