

**18/31 Gardens Hill Crescent, The Gardens, NT 0820**

**SMART.**

**Sold Unit**

Monday, 14 August 2023

18/31 Gardens Hill Crescent, The Gardens, NT 0820

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Stewie Martin

**\$395,000**

Under contract in 14 days with incredible buyer interest and sold for above expectations. I now have multiple underbidders looking to purchase in the Darwin City area, if you're considering trading out of the Darwin market please get in touch I'd love to help. Experience luxury living in this fully renovated and modernized two-bedroom, one-bathroom unit. This is a unique opportunity to acquire a unit in a sought after area that has been transformed into a luxury abode. Located in a peaceful, popular area of Gardens Hill, this property offers the ultimate combination of convenience, style and class. The open-plan living area features elegant tones that harmonize seamlessly with the kitchen area. With contemporary large tiled flooring throughout and air conditioning for added comfort this area is has a tranquil ambience that will have you relaxed and unwinding in no time. The kitchen has been redesigned to be a functional, yet beautiful space. Featuring soft grey and white tones with glass splashback, white cabinetry and stone benchtops, plus a creative island benchtop on wheels. Step outside and immerse yourself in the backyard oasis, complete with a sophisticated timber deck patio and a private sunken spa. Perfect for summer evenings with family and friends or simply unwinding after a long day. It is easy to imagine yourself enjoying this fully undercover space in the midst of the tropical garden. The two bedrooms are generously sized, offering ample storage space with built-in wardrobes and air conditioning for added comfort. The neutral-toned bathroom boasts a corner glass screened shower, vanity with bench space, and toilet. With overhead LED lighting, this area is modern and sleek. This unit has the advantage of a very low maintenance yard and easily maintained garden, as well as an external laundry with space for a washing machine. The unit also has an undercover carport for one vehicle. Whether you're a first home buyer or an investor, this unit represents an excellent opportunity to own a piece of modern luxury. Don't miss out, contact us today to schedule a viewing!

**Brochure Points:**

- Fully renovated and modernized unit
- Convenient location in the peaceful Gardens Hill area
- Open-plan living area with elegant tones and contemporary large tiled flooring
- Redesigned kitchen with functional and beautiful design
- Backyard oasis with timber deck patio and private sunken spa
- Two generously sized bedrooms with ample storage space, built-in wardrobes and air conditioning
- Neutral-toned bathroom with corner glass screened shower and more
- Low maintenance yard and easily maintained garden
- External laundry with space for washing machine
- Undercover carport for one vehicle
- Excellent opportunity for first home buyers and investors

**Around the Suburb:**

- Approx. 6 minutes from Darwin City CBD
- Approx. 15 minutes to Casuarina Shopping Centre
- Nearby to schools
- Explore the suburb and local parklands
- Easy stroll to the Darwin Botanic Gardens & Mindil Beach Markets

**Additional Details:** Council Rates: Approx \$1600 per annum Body Corporate: \$915 per quarter Planning Scheme Zone: HR (High Density) Vendors Conveyancer: Territory Conveyancing Easements as Per Title: Nil Settlement date 14 April 2023

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