

**Unit 6/194 Auckland Street, South Gladstone, Qld  
4680**



**Unit For Sale**

Wednesday, 10 January 2024

Unit 6/194 Auckland Street, South Gladstone, Qld 4680

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 53 m2**

**Type: Unit**



Bevan Rose  
0749768000



Aimee Jeffery  
0403403485

## **\$154,000 As Is Where Is**

Introducing a fantastic opportunity for first home buyers, investors, or those looking to downsize – this affordably priced townhouse, located at 6/194 Auckland Street, South Gladstone, Queensland, 4680, is the perfect do-up property & is being Sold As Is Where Is. Situated within a small complex of six, this townhouse boasts close proximity to the CBD and all local amenities. Upon entering the property, you'll find a delightful front enclosed courtyard providing a private and secure space to relax and enjoy the outdoors. The open plan living area is well-appointed, featuring tiled flooring, a ceiling fan, and air conditioning, ensuring comfort and style throughout the year. The modern kitchen includes an electric stove, overhead cupboards, and an abundance of bench space, catering to all your culinary needs. You'll also find clever storage solutions under the staircase. The lower level is completed with a convenient second toilet and laundry area. Venture upstairs to discover two spacious bedrooms, both equipped with built-in wardrobes and carpet flooring. Bedroom 1 offers a study desk, fan, and air conditioning for ultimate convenience and comfort. The main bathroom features a shower over bath, toilet, and vanity, ensuring there's plenty of space for everyone in the mornings. With one parking space available, this townhouse truly has it all. Don't miss out on this unbeatable opportunity to purchase a fantastic property in a prime location, priced to sell! Book an inspection today and start planning your dream do-up project.\*Disclaimer: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.