

9/23 Allora Street, Waterford West, Qld 4133

STONE

Unit For Sale

Tuesday, 25 June 2024

9/23 Allora Street, Waterford West, Qld 4133

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 167 m2

Type: Unit



Claire Franklin
0738027444

SELLING NOW

This wonderful unit is set in the delightful Cypress Gardens complex in Waterford West close to all local amenities including Waterford West State School, Loganlea State High School, Logan Hospital, local transport, Railway Station, Tygum Park, Waterford Plaza Shopping Centre and Canterbury College. The unit has been very much loved for by the current owner and the presentation is wonderful. Downstairs offers a light filled open plan living and dining area with reverse cycle air-conditioning, renovated kitchen with electric stove and plenty of cupboard space, laundry with door access to an additional toilet, understairs cupboard, and internal access to the single lock up garage. Upstairs there are 2 spacious bedrooms both with built-ins and their own ensuite facilities, rare indeed, and gives the new owner many options including subletting. The private courtyard is a great area for entertaining both family and friends, and there is a gate in the fence so access to the onsite swimming pool is made easy. There is also an additional recreational grassed area perfect for children and dogs to run around and play in safety. With access to the major motorways to Brisbane CBD, Brisbane Airport and the Gold Coast only a short drive away, this home is sure to be popular.

DISCLAIMER: This property is being sold without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes. Bodycorp fees currently \$1,116.00 per quarter Rates @ \$800 per quarter

FEATURE LIST: Crimsafe front door and some windows Tinted windows on some windows 4 x CCTV cameras Downlights throughout

Downstairs: Open plan living and dining area with wood effect flooring, ceiling fan, reverse cycle air-conditioning and glass sliding door access opening to the rear courtyard Renovated kitchen with electric stove, rangehood, pantry and abundance of cupboard space, plus room for the microwave and fridge Laundry with separate toilet Understairs storage cupboard Door access to the garage

Upstairs: Stairs with gripper rail and handrail Potential study nook Linen cupboard Bedroom 1 (Front) – wood effect flooring, built-in, ceiling fan and ensuite Spacious tiled ensuite with vanity unit, bath, shower, toilet and heat lamps Bedroom 2 (Rear) – wood effect flooring, built-in, ceiling fan and ensuite Ensuite with vanity unit, extra large shower, toilet and heat lamps Rear courtyard with tool shed and gate access to the complex Visitor parking available

DISCLAIMER: Please note: Due to extreme buyer demand, some properties may have been sold in the preceding 24 hours of an advertised open home. Therefore confirmation of all open home times with the listing agent is advised. We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate. Stone Real Estate Logan West accepts no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies or misstatements that may occur. Prospective vendors, purchasers & tenants should make their own enquiries to verify the information contained herein.