

# Villa 117/97-161 Hogg Street, Cranley, Qld 4350



## Unit For Sale

Monday, 1 July 2024

Villa 117/97-161 Hogg Street, Cranley, Qld 4350

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



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## Offers Over \$559,000

This villa boasts contemporary design with a fantastic northern alfresco entertaining area that will impress. View the villa in detail in the interactive 360 Virtual Tour. A recent facelift has been completed boasting new timber plank flooring throughout, plantation shutters and 2 reverse cycle air-conditioners. Boasting other features like security screens, high ceilings, huge open plan living with high raked ceilings this home is ready for the takings. 3 built-in bedrooms with the master benefiting with its direct access to the large 2 way bathroom. 2nd separate toilet in the large laundry with ample storage available. Low maintenance backyard with synthetic grass, rain water tank, huge garden shed and landscaped gardens ready for you to enjoy. Situated in the first stage of the ever popular Palm Lake Resort Toowoomba you can feel safe and secure in this gated community. Located in 4th Avenue, Villa 117 has been beautifully loved and renovated over the years and this private villa is ready for you to occupy. Other features include: Energy efficient LED lighting, fully insulated, natural gas heater point, on demand instant natural gas hot water system, rainwater tank plumbed to the house and garden, remote one and a-half garage with internal access. Enjoy the facilities of the Pinnacle Club House and Misty Ridge Club House and the resort's array of exceptional facilities, beautifully lush gardens with the very best recreation facilities at your doorstep. - Large indoor and outdoor inground heated swimming pools- Sauna, Gym & Spas- Large bar area & coffee lounge- Arts and craft room- Woodwork & Metal work room- Music room & dance floor- Luxury movie theatres- Ten Pin Bowling alley- Tennis courts- Golf simulator room- Gym, Sauna & Spa- Billiards room & Library- Pet friendly with dog washing facilities - RV / caravan storage. It's so hard to secure a villa in the ever popular Palm Lake resort in Toowoomba. Don't hesitate, call or email for more information and your private viewing. Accelerating success. Contact Ashley North or Liam Hopkins from Colliers Toowoomba for more information.