

20/64 Groth Road, Boondall, Qld 4034



Villa For Sale

Monday, 8 July 2024

20/64 Groth Road, Boondall, Qld 4034

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 138 m2

Type: Villa



Cara Bergmann
0731327881

Offers Over \$620,000

Cara Bergmann Properties is excited to present 20/64 Groth Road, Boondall. Discover the hidden gem of tranquillity within a secure gated complex. This low-maintenance villa offers spacious living and is ideally situated. Nestled among just 25 other units, this complex even provides accessible visitor parking for your convenience. This beautifully presented lowset villa in Boondall offers comfort and convenience along with pleasant aesthetics. This attractive, well-maintained home is in easy proximity to local state schools and Nudgee College. An ideal location with convenient access to public transportation. It is situated in a quiet, gated complex with security and CCTV, and all windows and doors are fitted with security screens for your peace of mind. Ideal for a young family, downsizers or investors, 20/64 Groth Road, Boondall is a fabulous property thanks to its recent refresh and quiet, secure location. Features include: • The open plan living and dining and kitchen area welcomes you with air conditioning creating a comfortable atmosphere for all. • The kitchen is well equipped with ample storage space, stone benchtops, an electric cooktop with rangehood, stainless oven and a dishwasher. • Private Master Suite, air conditioned at the rear of the property boasts an ensuite, a built in wardrobe and direct access to the patio. • Bedroom 2 and 3 come complete with ceiling fans and built in wardrobes. • The bathroom offers a shower over bath, a single vanity and a toilet. • A single lock up electric garage comes with an internal laundry for added convenience. • A back entertainment area and fully fenced yard provide great outdoor spaces. • Plus, a front side access gate offers added practicality. Approximate costs: • Body Corporate fees \$968 per quarter includes insurance • Water \$393 per quarter • Rates \$390 per quarter For more information and to make this property yours contact Cara Bergmann Properties. This property caters to the needs and preferences of various buyers, whether you're a first-time buyer, a family looking for space, an investor seeking potential rental income or someone ready to downsize in comfort. For more details and to make this property yours, get in touch with us today. Approximate Distances: • Frank Sleeman Park, 850m • IGA Boondall, 1.1km • Nudgee College, 1.7km • Taigum Square, 1.7km • Boondall State School, 1.8km • Geebung Station, 2.7km • Northgate station, 4.6km • Chermside Shopping Complex, 5.8km • Brisbane Airport, 14.7km • Brisbane CBD, 15.6km ***All information contained herein is gathered from sources we believe to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquiries.