

Villa 4/4 River Springs Drive, Avoca, Qld 4670



Sold Villa

Thursday, 24 August 2023

Villa 4/4 River Springs Drive, Avoca, Qld 4670

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Villa



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\$639,000

Situated in the gated community of Spring Lakes Resort, sits this wonderful Villa high on the hill that offers a comfortable and luxurious lifestyle and is close to all Bundaberg's necessary amenities. The villa boasts 2 spacious bedrooms plus a study alongside a stunning open plan lounge/dining and gourmet-style kitchen area that flows through to your private, undercover entertaining area. The entire villa has an abundance of natural light to every room. The back yard is fully fenced and landscaped, ensuring your fur babies have space to run and play in a secure and safe environment. The resort is set on 50 acres of riverfront land, comprising of 29 acres of beautifully manicured golf course and open space, there are no other Bundaberg over 50's resort living that offers such a breath-taking outlook, with state of the art facilities. The residents Clubhouse is the hub of the community and offers a range of activities to realign, recharge and restore! The resort offers an abundance of options, there is truly something to do catering to every residence's individual preference. Golfing, Swimming, Lawn Bowls, Gymnasium, Walking & Cycling paths are just some of the features this resort boasts. There is even a cinema within the community!

AT A GLANCE:THE VILLA-2 Bedrooms, master with walk-in-robe and ensuite-2 Built in robe to second bedroom-2 Office-2 Open plan living/dining-2 Gourmet-style kitchen-2 Double remote garage with internal access-2 Internal laundry-2 Plenty of Storage-2 Undercover entertaining area-2 Fully fenced-2 Pet friendly

THE RESORT-2 Gated Community-2 Gymnasium-2 Walking and cycling paths-2 36 seat cinema-2 Residents' café and sunset bar-2 9 Hole golf course-2 Two magnesium pools - 1 outdoor lap pool, 1 covered, heated pool with disabled access-2 Bocce Lawn-2 Library/Billiard room-2 Ballroom with performance stage-2 Art & craft room-2 Free Clubhouse Wi-Fi with hearing loop-2 Clubhouse BBQ and pizza oven-2 All weather lawn bowls-2 Lakeside Park with fire pit and BBQ facilities-2 Caravan, RV and boat storage

ADDITIONAL INFORMATION-2 Town water: Yes.-2 Town sewage: Yes.-2 \$0 Rates-2 No stamp duty-2 No Exit Fees-2 Retain 100% of capital gains

The information provided is for use as an estimate only and potential purchasers should make their own inquiries to satisfy themselves of any matters.