




12/3 Advocate Pl, Banora Point, NSW 2486

\$910,000 - \$930,000

Townhouse 3  2  1 



## Quality, Comfort, and Convenience

Superbly positioned in a well-maintained complex, this beautifully renovated Townhouse is ideal for retirees, downsizers or investors with a host of lifestyle options only a short stroll away. Immaculately presented and featuring quality fittings and fixtures throughout, this impeccably presented home offers the perfect opportunity to secure a low maintenance residence in a walk-to-everything location. All the hard work has been done, just move in, put your feet up and enjoy. If you are looking for a lifestyle of tranquillity and convenience in an unbeatable location, arrange your inspection today.

- Tastefully refurbished, immaculately presented Townhouse in a prime position
- Presented to perfection with nothing to do except to move in, relax and enjoy
- Free flowing updated interiors with neutral tones, plenty of natural light and quality inclusions throughout
- Flexible floorplan to suit most lifestyles with three bedrooms and two bathrooms on the upper level, the lower-level features inviting open plan living and an easy indoor/outdoor flow
- Three good size bedrooms with ceilings fans and built-in wardrobes. the master bedroom showcases a beautifully renovated ensuite
- Stylish modern kitchen with quality appliances, electric cooking, Caesar stone benchtops, and cleverly designed soft-closing cupboards to maximise storage space
- Private rear courtyard backing onto Club Banora with a lovely leafy outlook and a low maintenance easy-care yard.
- Well-appointed laundry with adjoining toilet and easy access to the outdoor clothesline.
- Single automatic car garage with internal access
- Superbly positioned at the end of a quiet cul-de-sac and within an easy level stroll to Banora Point Shopping Village, Club Banora, Lake Kimberley, doctors and public transport
- Easy access to the highway and within 15-minutes drive to world famous beaches, the Gold Coast International Airport and the new Tweed Heads Hospital.
- Rental potential \$870-\$890 per week

### Open for Inspection

Sat, 04 Jul 2026 - 11:00 AM to 11:30 AM

### Listed By

Paul Charlton

Mobile: 0402 418 342



Listing Number: 3540807