

1/31 Third Ave, Palm Beach, QLD 4221

Leased - \$1,200

Duplex 4  2  1 



## Four Bedroom Duplex With Pool - Walk To Beach

This spacious duplex is situated in an amazing location, walking distance to everything! Timber floors complement the very spacious lounge/dining area which opens out to a timber deck and plunge pool. Another great feature is the whole of the downstairs area can be opened up by an array of bi-folding doors which is great for entertaining or enjoying the summer breezes. Enjoy living in central Palm Beach with everything at your door step - stretches of beautiful beaches, shops, cafes, restaurants, bars, surfclubs, public transport and schools.

Features include -

- Four good sized bedrooms
- Main bedroom with ensuite and walk in robe
- Modern kitchen with stone bench tops and dishwasher
- Spacious main bathroom with bathtub and separate toilet
- Open plan living opens to outdoor entertaining area and pool
- North facing timber deck with plunge pool
- Air conditioning in living area and ceiling fans throughout
- Single lockup garage and another parking space off street

Disclaimer:

All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the Website. Information contained on the Website should not be relied upon and you should make your own enquiries and seek legal advice in respect of any property on the Website. Prices displayed on the Website are current at the time of issue, but may change.

**Open for Inspection**

By Appointment.

**Listed By**

The Office

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