




Unit 8/1501 Wynnum Rd, Tingalpa, QLD 4173

Sold - 24/01/2024

Townhouse 3  2  1 



## Superb three-bedroom townhome only 10km\* to CBD

Sophisticated style, comfortable spaces and a little luxury is what you will find at this 4 year old three-bedroom townhome.

**Open for Inspection**

By Appointment.

Spread across two levels, this home has much to impress at every turn. Arriving at the open plan living, dining and kitchen, the natural light pours in through the windows and doors enhancing the spaciousness and practicality of the lower floorplan. Expansive sliding doors connect the indoors with the private under cover Alfresco - where you can enjoy a BBQ outdoors in any kind of weather.

Upstairs, an ensuited master bedroom with a walk-in robe is accompanied by two additional bedrooms. A tidy main bathroom features a separate bath and shower.

Complete with a secure single garage, carport and an internal laundry, the property also includes split-system air-conditioning and ceiling fans.

### Property Features:

- Three spacious bedrooms all with built-ins
- Master bedroom complete with ensuite
- Main bathroom with shower and bath
- Downstairs separate laundry and powder room
- Internal single garage and external single carport
- Open plan living flowing onto the outdoor entertaining area
- Modern kitchen with ample storage space and dishwasher
- Air-conditioned living and master bedroom
- 6.6kw Solar

### Rates, Fees & Returns:

- Body Corporate Fees: Approx \$762 per quarter
- Estimated Rental Return: \$650 - \$680 per week
- Council Rates: Approx \$530.11 per quarter

### Listed By

Deanne Hansom  
Phone: (07) 3906 1366  
Mobile: 0403 066 191

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