Sold - 10/04/2024

4/18 Columbia Ct, Oxenford, QLD 4210

Townhouse 2 ■ 1 = 1 =















UNDER CONTRACT

RENOVATE & REAP THE BENEFITS!

Yes this duplex style unit has reached the stage where it needs some TLC, but rest assured the footprint offers spacious open plan living with potential plus!

THE OFFER:

- ï¿1/2 Small boutique complex of only 14 properties
- تز½ Single level
- ï¿⅓ Spacious open plan living area
- � Good sized kitchen
- ï¿1/2 King sized master with x2 built B/I/R's
- ï¿1/2 Second double bedrooms with B/I/R
- تزير Bathroom has a shower, bath, vanity and there is a separate toilet
- า๊¿½ Internal access single lock up garage + driveway parking
- $\ddot{\imath}_{\dot{\epsilon}}\%$ Outdoor area with established gardens offering a green space + privacy
- ï¿⅓ Laundry
- ï¿⅓ Fans throughout
- ï¿⅓ Security screens
- � Plenty of additional visitor parking
- � Pet friendly complex

IMPORTANT ADDITIONAL INFORMATION

- $\ddot{\text{\i}}_{\text{$\rlap{c}$}}\rlap{\sl}_{\text{$\rlap{2}$}}$ Low Body Corporate of \$32 p/w including building insurance
- ï¿1/2 Rates (6 monthly) \$ 978
- រ៉េ 1 2 Long term tenant in place who is looking to move on prior to end of lease

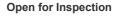
LOCATION, LOCATION!

T:1/ Control location with the M1 highway (north & couthbound) only a 2 minute drive away

Listed By

John Reason

Phone: (07) 5573 7218 Mobile: 0411 355 810



By Appointment.



Listing Number: 3405044