

**\$245,000** | 3 1 1

10/112 Overland Drive Edens Landing QLD



**\$245,000**



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## Price, Location and Resort Style at \$ 245k

FOR A PRIVATE INSPECTION PLEASE CONTACT THE AGENT DIRECTLY – this is in order to protect the Community and in line with advice received from the WHO and Australian Government.

Value, location and return in one package. This well-presented townhouse comprising a contemporary living & style design is a perfect property for owner occupier or investors buyers. The property is presented in very good condition, new carpets in bedrooms, new vinyl plank flooring downstairs and Plantation & Venetian shutters on windows. Located in a well looked after complex and a potential rent of \$ 300+ pw the townhouse is featuring:

- Large Lounge/Dining with new vinyl plank flooring with 30year warranty
- 3 Large bedrooms with built ins
- Kitchen in perfect condition and stainless-steel new appliances including dishwasher
- Spacious bathroom with new stainless-steel fittings
- Second toilet downstairs
- Plantation & Venetian shutters 15-year warranty
- New security doors and windows security screens
- Three new split-level A/C machines
- Large Balcony
- Fully fenced Established garden with back gate to bin area and patio area
- Garage
- Extra parking for a second car and visitors
- In ground swimming pool

The complex has an excellent location walking distance to local shops, schools, bus stop, and minutes to the new Holmview Shopping Plaza, Aldi, Bunnings, Waterford Shops, Logan Hospital and easy access to main roads and Motorways.

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Total Floor Area (Approx.) 125 SQM

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