



2/49 Alva Terrace, GORDON PARK QLD 4031

Unit: 2 beds 1 baths 2 park



SOLD by BEN VENNER

SOLD

This central apartment will appeal particularly to those seeking a low-maintenance lifestyle in an ultra-convenient location, or the investor looking to add to their portfolio. Currently in a neat and tidy condition, however lending the fortunate purchaser the opportunity to update and add his or her own personal style.

Situated on the first floor and presenting with a fluid open plan layout that creates an easy living lifestyle that you can enjoy for many years to come. The lounge area flows out to an elevated balcony and offers you an additional dimension of space to be enjoyed all year round. The large eat-in kitchen provides everything one would need, however poses the opportunity to update and create a modern haven to produce your culinary delights.

Two generous sized bedrooms offer comfortable accommodation, both with built-in robes, and a light filled bathroom services the home with shower over bath combination.

Additional qualities of this exciting opportunity include, northeast facing balcony, a solid brick construction keeping you cool in summer and warm in winter, low body corporate rates in a friendly low maintenance complex, and garage accommodation for two vehicles with ample storage space and integrated laundry.

The property is nestled in a quiet locale only moments to cosmopolitan cafes and restaurants, surrounded by quality housing, and situated in a premiere suburb. You are located close to shopping, schools, walking distance to the beautiful Kedron Brook parks and bikeways, transport direct to the city, and the airport. There is incredibly easy access to the motorways via the new tunnel systems, and the CBD is only 10 minutes away!



Ben Venner

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Features

- Built-In Wardrobes
- Close to Schools
- Close to Shops
- Close to Transport
- Secure Parking



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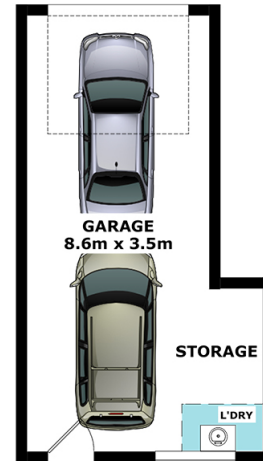
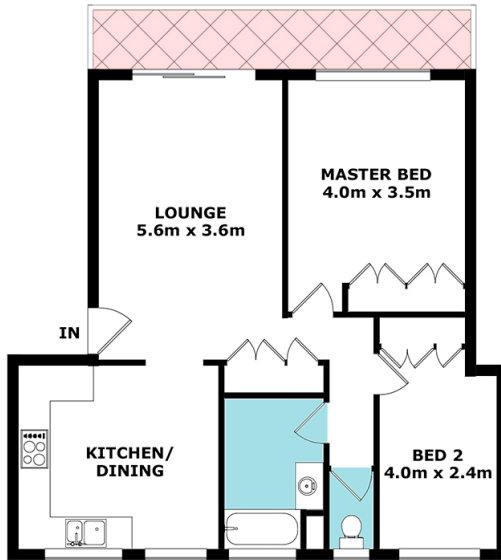
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This apartment is a fantastic first home or fruitful investment but act now as it will not last long!



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APPROX GROSS INTERNAL AREA 108 sqm

APPROX GROSS TOTAL AREA 117 sqm

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Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only.



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