



**FOR SALE**

**83/16 HOLZHEIMER ROAD, BETHANIA QLD 4205**

**\$380,000**

2  1  1+ 





## PROPERTY FEATURES

Located towards the rear of the complex in stage 2, this home has been renovated and offers a fresh feel with "Nothing To Do" but move in and it is awaiting your arrival. This one won't last long.

This home offers:-

- 2 bedrooms
  - Master with Walk-in robe
  - 2nd Bedroom with double door built-in robe
- 2 way bathroom
- New carpets throughout
- New Tiles in wet areas
- Ceiling Fans in bedrooms
- Kitchen open to living / dining areas
- Air conditioning in living & master bedroom
- Security Screens plus Crimsafe like screen on front door
- Remote single Lock up garage with access to front porch
- Additional parking in driveway if needed
- Colourbond fencing - 3 sides
- Linen cupboard in bathroom
- Separate toilet
- Separate laundry
- Electric HWS
- Solar System
- Side paved entertaining area (uncovered)
- Low maintenance block
- Corner position

There is an on Site Manager in this gated community with the complex offering a swimming pool, lawn bowls, function room, gymnasium, BBQ area at the Village Green, social events held, friendly residents, caravan/boat storage on site, men's shed, library, jetty walk/sitting area. Gardens and all communal areas maintained by the grounds keeper. Pet friendly. NBN available.

Also located within walking distance to the Bethania bus / train station, local shops offering dentist, doctor, chemist, hair dresser, bakery, convenience store, takeaway and cafe.

Site Fees \$480 per fortnight + water  
328 Homes in Total in complex approx.  
Owners maintain front & rear lawns and gardens

**Mandy Blackmur**

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## ADDITIONAL PHOTOS



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