



15 Curlew Way, Peregrin Springs



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This immaculate townhouse is positioned within walking distance from Coles, St Andrews Anglican College, the Peregrin Springs State School and has access to the Ridges Recreation Facility which offers 2 x flood lit tennis courts, 25m lap pool, café, gym, BBQ and meeting room plus the Pavilion complex with a 15m pool and BBQ area. And if the location wasn't enough, being architecturally inspired, the modern presentation, delightful ambience and functional floor plan will be the icing on the cake.

Focussed on low-maintenance living, you will love the many luxurious features about this property:

- Peaceful surrounds in lovely quiet prestigious estate
- Oozing with natural light through an abundance of windows and gentle wafting breezes that make living here a delight
- Air-conditioned main living and separate open plan kitchen & dining

3 2 1

Price SOLD for
\$720,000

Property Type Residential

Property ID 287

Agent Details

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Office Details

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downstairs plus an intimate 3rd living area upstairs

- 3 generous bedrooms all with built-ins, master with A/C and blackout blinds throughout
- Gourmet kitchen with large island bench, gas cooktop, breathtaking stone benches, dishwasher and loads of storage
- Dedicated laundry and separate powder room downstairs
- Full sized bath in large main bathroom featuring a bespoke vanity
- With loads of windows, the kitchen/dining area with sliding doors opens to a beautiful private well-cared for courtyard with room for pets (body corporate approval is required) and outside time
- Single remote garage with internal access plus room for two more cars on the drive in front of the garage
- Coastal areas such as Peregrine Beach, Coolumbury and Noosa plus the airport just a short drive away

Some financials:

- Houses similar currently achieving \$650 per week rent
- Rates are around \$1100 per half year
- Body Corporate levies are currently around \$3500 per year with the discount which includes access to the Ridges Recreation Club and the Pavilions Pool and BBQ area
- There are currently tenants in place who's lease ends on 15th December, 2021 however these tenants are amazing (you'll see how well they are looking after the place when you inspect) and they would love to stay on.

People who live in the Exclusive Pavilions Estate simply love the convenience, the community and the facilities. This glamorous townhouse offers easy living-in space, natural light and modern comforts plus a very delightful courtyard, so set yourself up to live or invest in this great holiday-like lifestyle today!

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