



## Unit 4, 12 Helensvale Rd, Helensvale



### IT'S VACANT – JUST MOVE RIGHT IN

When location matters!

Situated east of the highway in the expanding suburb of Helensvale, sits this well cared for 3-bedroom townhouse with plenty to offer the astute buyer. Within walking distance to the Siganto Drive shops, and only minutes from Westfield Helensvale with its connection to train, tram and bus, you will have everything at your fingertips.

Some of the features include:

- \* 2 bedrooms with built-in robes and air-conditioning
- \* Garage has been converted to make the 3<sup>rd</sup> bedroom
- \* Spacious bathroom includes large shower and bath with separate toilet
- \* Great size lounge/dining area with sliding door offering access to rose garden
- \* Functional kitchen with plenty of natural light and brand new stainless steel cooktop and oven
- \* Air-conditioned living area
- \* Security screens on all doors and windows
- \* Flat 347m<sup>2</sup>'s of land
- \* Established gardens with a variety of fruit trees
- \* Covered entertaining area overlooking spacious yard and beautiful gardens
- \* Fully fenced private back yard with garden shed and plenty of potential.
- \* Very Low Body/Corp approx. \$14p/w\
- \* Pet Friendly
- \* Separate laundry
- \* Single level, senior-friendly with ramped entrance
- \* 2min drive to Westfields Helensvale
- \* Handy to the M1 and all the world renowned Theme Parks

Situated within the catchment area of Helensvale High & Primary Schools and close to

 3  1  1  347 m<sup>2</sup>

<b>Price</b>	SOLD for \$2,825,000
<b>Property Type</b>	Residential
<b>Property ID</b>	1150
<b>Land Area</b>	347 m <sup>2</sup>

#### Agent Details

Craig Kendall - 0411 181 437

#### Office Details

Oxenford  
Shop 2 / 161 Old Pacific Highway  
Oxenford QLD 4210 Australia  
07 5529 9777



**QUANTUM**  
PROPERTY SERVICES PTY LTD

all amenities, this home is sure to appeal to those looking to downsize, invest or renovate. Contact Craig Kendall today for your private inspection 0411 181 437

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