



Banora Point, 1/25 Flemington Street

SOLD BY PAUL SHEEHAN

Situated in an ultra-convenient position this North facing spacious duplex in Flametree Estate is more like a house! This property is just a short flat walk to Banora Central shopping centre, schools and sports fields, Do not hesitate to come to the limited open homes, there will only be a few in a short space of time. This could possibly be Banora Point's best buy? Low set, flat block fully fenced backyard, with a sparkling in-ground pool with the instructions to sell NOW. This will suit most types of buyers who are looking to downsize, invest, upsize, first home buyers just to name a few.

Here are just some of the many benefits that await the astute purchaser.

- Sun drenched sparkling in-ground salt water pool
- Master bedroom with en-suite and walk-in-robe



Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

SOLD

3

2

2

1

For Sale

\$840,000 - \$890,000

View

ljhooker.com.au/H7XHEZ

Contact

Paul Sheehan

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(07) 5536 5577

- Generous kitchen with double sink, new range hood coming soon, gas cook-top, plenty of bench and storage space
- Large open plan living area with A/C and ceiling fan leading out to the under covered patio area
- Separate study/utility room
- Main bathroom with large bath, separate shower and vanity
- Two other spacious bedrooms have built in robes and ceiling fans for added comfort
- Covered outdoor entertainment area
- Remote double lock up garage with internal access and added storage
- Large internal laundry
- Garden / pool shed
- Separate toilet convenient for family and friends
- Fully fenced perfect for kids and pets
- Linen press
- Separate water meter
- Shared building insurance
- Gas hot water
- No body corp fees
- Rental appraisal \$790-\$820PW
- 2 minutes to Centaur and Banora High
- 2 minutes to club Banora and local shops with specialty stores
- 6 Minutes to St Joseph's College
- 7 minutes to the shopping centre, Bunnings, Harvey Norman to name a few
- 7 minutes to Dry Dock Road boat ramp
- 15 minutes to the Gold Coast International Airport. Coolangatta beaches, shops, restaurants, cafe's, movies
- 17 minutes to Kingscliff and Fingal Head
- 45 minutes to Byron Bay
- 100 minutes to Brisbane

Come to the scheduled open homes, properties like this do not last long.

Please leave your best contact number when making an on-line enquiry. There is a virtual tour available on3 request.

There is still scope to put your own stamp on it, add value and make it your own.

Disclaimer:

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More About this Property

Property ID	H7XHEZ
Property Type	DuplexSemi-detached
Including	Ensuite Study Air Conditioning Toilets (2) Pool Courtyard Outdoor Entertaining Built-in-Robes Secure Parking Remote Garage Liveability

Paul Sheehan

Sales Specialist Independent Contractor | paul@ljhookerct.com.au

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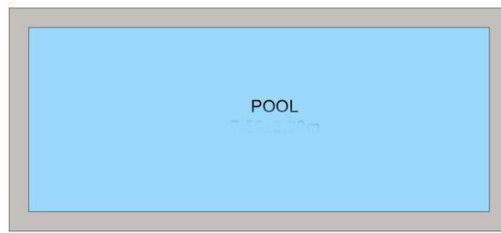
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FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.



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