



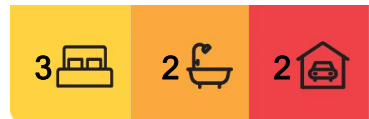
## Banora Point, 2/10 Kildare Drive

SOLD BY PETER WALMSLEY & KRISTY THATCHER

Welcome to this delightful 3-bedroom fully detached duplex nestled at 2/10 Kildare Drive, Banora Point. A great opportunity for first-time buyers, investors, and growing families alike. Flaunting a spacious open-plan living space, cosy front verandah and the privacy of an undercover rear patio, perfect for entertaining or quiet relaxation.

The master suite is generously proportioned with its own ensuite whilst all bedrooms are fitted with built-in wardrobes, simplifying storage solutions. The main bathroom caters to all needs, featuring both a shower and bath, tailored for the hustle of morning routines or a tranquil evening soak.

Parking is a breeze, with a single lock-up garage complemented by an additional car space. Being the elevated rear duplex, privacy and security are enhanced, along with the benefit of a fully fenced yard, making it a secure playground for pets or children.



**For Sale**  
Expressions Of Interest

**View**  
[ljhooker.com.au/JXGHEZ](http://ljhooker.com.au/JXGHEZ)

**Contact**  
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**LJ Hooker Coolangatta | Tweed**  
**(07) 5536 5577**



Located in a prime spot, this residence is a stone's throw from local shopping centres, schools, and public transport links. Furthermore, Coolangatta Beach is merely a 15-minute journey, offering a coastal escape on your doorstep.

For the astute first home buyer, this property presents an exceptional opportunity, with potential savings of approximately \$27,000 on the NSW stamp duty redemption scheme-a financial incentive that sweetens the deal. And for the savvy investor, this duplex promises a combination of low-maintenance living with high desirability for tenants.

With all these features and more, 2/10 Kildare Drive is a prospect that merits serious consideration. Seize the chance to step onto the property ladder or expand your investment portfolio.

We look forward to meeting you at the first open home.

For more information please contact Peter Walmsley on 0412 763 000.

Disclaimer:

All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the Website. Information contained on the Website should not be relied upon and you should make your own enquiries and seek legal advice in respect of any property on the Website. Prices displayed on the Website are current at the time of issue, but may change.

## More About this Property

Property ID	JXGHEZ
Property Type	DuplexSemi-detached
Including	Courtyard Remote Garage

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**LJ Hooker**  
Southern Gold Coast

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0412 763 000

Kristy Thatcher  
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2/10 Kildare Drive, Banora Point  
Internal: 122 m<sup>2</sup> | External: 46 m<sup>2</sup> | Approx Total: 168 m<sup>2</sup>  
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Plans shown are only indicative of layout. Dimensions are approximate.

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