



10/2 Bishop Street, Eagleby

## **SOLD by Eileen Chen and Benjamin Waite**

Successfully marketed and sold by Eileen Chen and Benjamin Waite-Eagleby Specialists of LJ Hooker.

Campaign Snapshot:

- Method of Sale: Private Treaty
- Inspection Attendees: 15
- Enquiries: 42
- Written Offers: 10
- Sold after first open home

Eileen Chen and Benjamin Waite along with the team at LJ Hooker Beenleigh are proud to present 10/2 Bishop Street, Eagleby.

This charming two-storey townhouse is the perfect blend of practicality and personality - whether you're starting out, slowing down, or adding a savvy investment to your portfolio. Tucked away in a well-kept complex, this property offers a private sanctuary with all the comforts of home. Sip your morning coffee on your own private balcony, fire up the BBQ in your courtyard on weekends, and enjoy a layout that just makes sense. With a walk-in robe in the master and a garage with internal access, this home ticks the boxes with style and

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### **FOR SALE**

UNDER CONTRACT- CALL EILEEN & BEN

### **AGENTS**

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Benjamin Waite  
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### **AGENCY**

LJ Hooker Beenleigh  
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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.

 **LJ Hooker**

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#### Your New Property Features:

- 2 well-sized bedrooms, including a master bedroom with a walk-in robe
- 1 bathroom featuring both a bathtub and a shower - ideal for relaxing soaks!
- Private upstairs balcony - your new go-to for morning coffees or evening sunsets
- Light-filled and open planned living & dining offering an open, functional flow
- Modern kitchen with ample storage
- Private courtyard - perfect for weekend BBQs, gardening or simply relaxing with a book
- Single lock-up garage with internal access - convenient and secure
- Visitor parking available within the complex - guests always welcome!
- Owner-occupied and will be offered with vacant possession - move straight in or rent straight out
- Double-storey design allows for living and entertaining separation

#### Your Investment Figures:

- Vacant possession means flexibility for investors or homeowners
- Body Corporate Fees: Cheap body corporate fees!
- Current sinking fund balance of: \$124,793.18 (at date of certificate)
- Located in a high-demand rental area with steady growth

Positioned in the ever-popular suburb of Eagleby, this property offers more than just a home - it's a lifestyle move. Nestled between Brisbane and the Gold Coast, Eagleby is the hidden hero of convenience, offering easy access to the M1, a short drive to Beenleigh Marketplace, schools, parks, and public transport. The community vibe is strong here, with local cafes, sports facilities, and walking tracks that invite you to stay active or simply soak in the laid-back atmosphere.

Eileen and Ben invite you to come and explore this opportunity for yourself - whether you're looking to live in or lease out, this one won't last long!

Important: While every care has been taken in the preparation of the information contained in this marketing, LJ Hooker Beenleigh and its representatives will not be held responsible for any errors or omissions. All details are considered accurate at the time of printing, and interested parties should make and rely on their own enquiries to verify the information.

#### MORE DETAILS

Property ID	1XA1GRF
Property Type	Unit
House Size	105 m2

#### Eileen Chen 0452 352 547

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