



2/6 Newman Drive, Emerald

Modern Living Meets Effortless Style in Mayfair Estate!

Positioned in the highly sought-after Mayfair Estate, this well-appointed townhouse delivers the perfect blend of comfort, convenience, and contemporary living. Whether you're searching for your next home or a smart investment, this property is sure to impress from the moment you step inside. Low-maintenance living without compromising on space or quality, this home is designed to suit a modern lifestyle with stylish finishes and a functional layout throughout.

Property features include:

- 3 generously sized bedrooms with built-in robes
- Master with Ensuite and walk-in robe
- Main bathroom with bathtub and separate shower
- Separate toilet
- Modern kitchen
- Open-plan lounge and dining area
- Split system air conditioning and ceiling fans throughout
- Covered outdoor entertaining area
- Double lock-up garage
- Fully fenced rear yard
- Internal Laundry

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FOR SALE
PRICE REDUCED TO \$459,000 NEG

AGENTS

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AGENCY

LJ Hooker Emerald
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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.



- Rates Notice \$2,902.20 p/a Approx.
- Strata Fees \$4,604.26 p/a Approx.

Rental Information:

- 6 Month Lease
- Lease end 18/06/2026
- Rental Income \$600.00 p/w
- Last rental increase 19/12/2025

Located close to local amenities, schools, and parks, this property offers a lifestyle of convenience in a popular, family-friendly area. Opportunities like this don't last long - act fast!

In preparing this advertisement we have used our best endeavours to ensure the information contained is true and accurate, however we accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements. Interested parties should make their own enquiries to verify the information contained in this advertisement.

MORE DETAILS

Property ID	WK4FJ0
Property Type	DuplexSemi-detached
House Size	113 m2
Land Area	167 m2
Including	Ensuite
	Air Conditioning
	Toilets (2)
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage

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Principal | Licensee | Sales Specialist |
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