

Magenta, 604/3 Turnberry Avenue

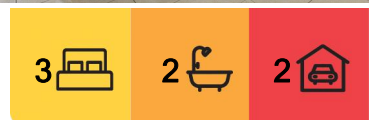
Stunning Aspect!

Be quick to view this Magenta town house that captures a stunning view to the lagoon and Golf course.

Suitable to live in full time, use as a family weekender or be the ideal investment property with options for permanent rental or via the Pullman Hotel.

Consisting of two levels, the downstairs level featuring:

- * Open planned living, dining, and kitchen area.
- * Kitchen with island bench and stainless appliances including natural gas cooking and brand-new dishwasher.
- * Living area adjoining entertaining and capturing a stunning outlook.
- * European laundry.
- * Extra toilet WC.



For Sale
\$1,020,000 - \$1,040,000

View
By Appointment

Contact
Justin Bond
0406 999 007
justin.bond@ljhooker.com.au
Belinda Bond
0400 544 557
belinda.bond@ljhooker.com.au



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.

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Upstairs features:

- * Three bedrooms - all with built ins plus an ensuite to the main including bath.
- * Main bedroom with study area.
- * Balcony to the main with stunning outlook.
- * Juliet balcony to the second bedroom.
- * Main bathroom.

Sunny outdoor entertaining area, plus there are neatly landscaped grounds.

There is also a single lock up garage, and extra car space to park on your own private driveway.

The Location:

- * Golf Australias top 100 ranked 18-hole Golf Course.
- * Access to 20-metre indoor heated lap pool, Rock pools of the freshly refurbished Lagoon pool with seasonal bar, via Magenta Club membership.
- * Directly across the road to Pullman Hotel offering Barretts Restaurant, Shallows Bar with indoor and outdoor dining.

Key Details:

- * Council rates: \$191.30 per quarter.
- * Water rates: \$294.56 per quarter.
- * Strata fees: \$3,585.28 per quarter.

Set to sell. Be quick to contact Justin or Belinda today!

Disclaimer: All information contained herein is gathered from sources we consider to be reliable, however we cannot guarantee or give any warranty about the information provided. All images, border/s, property boundaries and floor plans are indicative of the property and for illustrative purposes only. Any development potential stated herein is suggestive only and may be subject to relevant approvals, as such it is not to be relied upon. All distances and measurements are approximate. Interested parties must solely rely on their own enquiries.



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More About this Property

Property ID	WF4GJF
Property Type	Townhouse

Justin Bond 0406 999 007

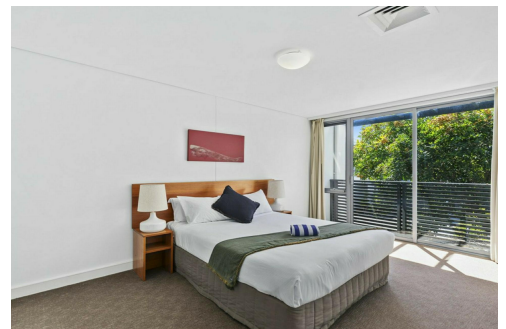
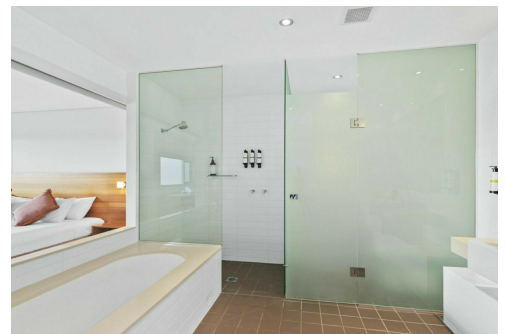
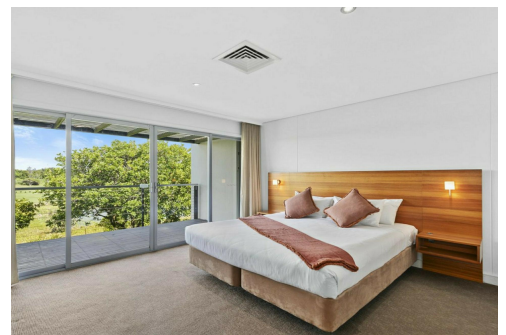
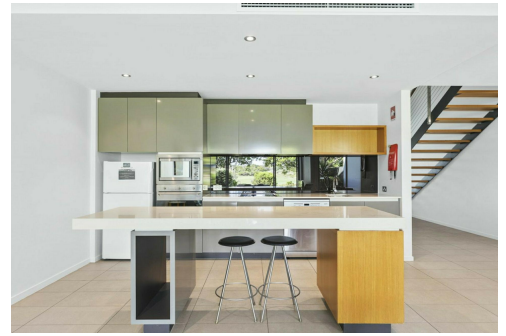
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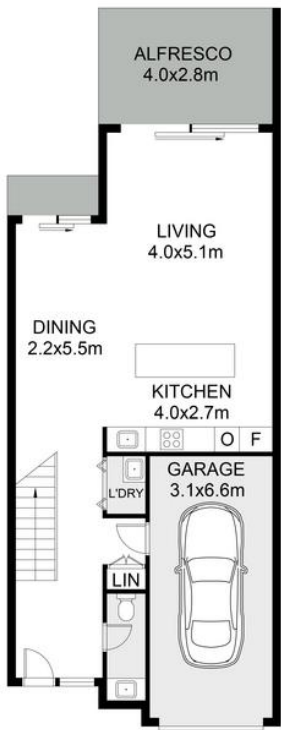
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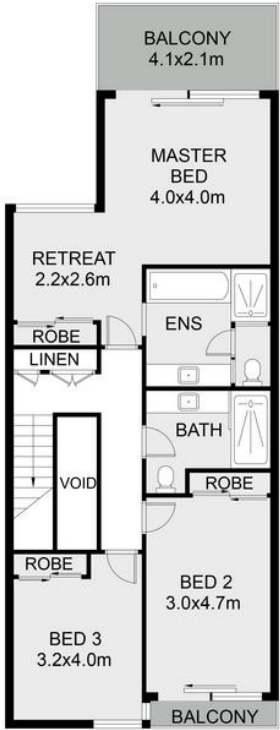
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GROUND FLOOR



FIRST FLOOR



SITE PLAN

Scale in meter. Indicative only. Measurement and dimensions are approximate.
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APPROX. INT : 165m²



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