



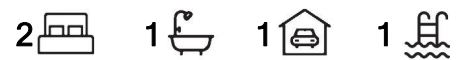
## Ormeau, 14/20 Halfway Drive

LOOKING FOR LOW MAINTENANCE BUT NOT  
COMPROMISE LAND SIZE ?

This is an incredible opportunity for downsizers, first home buyers or investors alike! This 2 bedroom + multipurpose room duplex, located in the heart of Norfolk Village, offers a spacious, fully tiled open-plan living, dining, and kitchen area complete with air conditioning. Each of the generously sized rooms are well-appointed, and outside, you'll find a large covered entertaining area that flows into a flat backyard with plenty of space for kids to play or just simply for privacy.

The Evergreen Village complex offers fantastic lifestyle features, including a tennis court, a swimming pool, and low body corporate fees, making this an ideal home or investment.

- \* 2 Built in bedrooms with ceiling fans
- \* Master bedroom has two way access to the bathroom
- \* Neat and tidy bathroom with bathtub & Separate toilet



**For Sale**  
Offers Over \$565,000

**View**  
[ljhooker.com.au/1Y5WGW](https://l.jhgc.com.au/1Y5WGW)

**Contact**  
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**LJ Hooker**

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**LJ Hooker Ormeau**  
**(07) 5549 4500**



- \* Ceiling fans throughout
- \* Air conditioned open plan living/dining
- \* Body corporate approx \$66 per week or \$860 per quarter
- \* Rental appraisal available on request
- \* Multipurpose room is currently used as a bedroom with carpet & air conditioning. You can turn this back to a garage with the garage door still in place if you wish.

Location is key, and this property delivers:

- 2 minutes approx to Norfolk Village Shopping Centre and Norfolk Tavern
- 3 minutes approx to Norfolk Village State School
- 2 minutes approx to skate park & park
- 5 minutes to the M1 Pacific Motorway for easy commuting
- 35 minutes to Brisbane CBD
- 40 minutes to the Gold Coast's stunning beaches

## More About this Property

Property ID	1Y5WGWH
Property Type	DuplexSemi-detached
Land Area	395 m²
Including	Air Conditioning Pool Tennis Court Outdoor Entertaining Built-in-Robes

**Nicole Hintz 0403 895 705**

Director | L.R.E.A | Independent Contractor | [nhintz@ljhgc.com.au](mailto:nhintz@ljhgc.com.au)

**Liza Neuss 0447 006 098**

Sales Associate to Nicole Hintz Independent Contractor | [liza@ljhgc.com.au](mailto:liza@ljhgc.com.au)

**LJ Hooker Ormeau (07) 5549 4500**

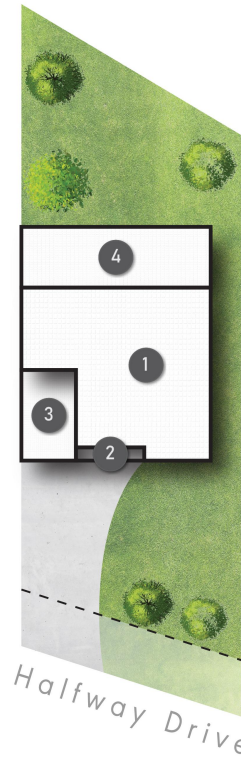
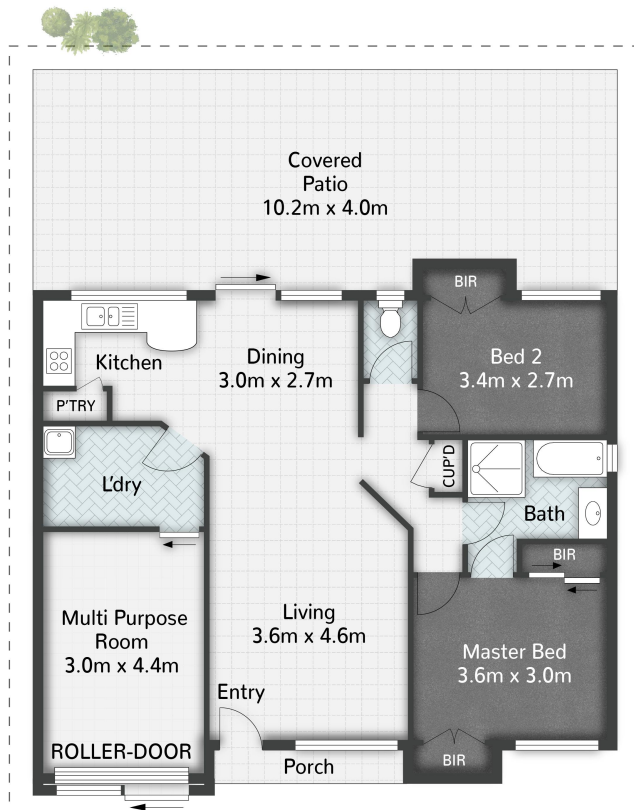
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# LJ Hooker

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- ### LEGEND
- 1 RESIDENCE
  - 2 PORCH
  - 3 GARAGE
  - 4 PATIO



Unit 14/20 Halfway Drive **ORMEAU**

 2 | 
  1 | 
  1 | 
  140m<sup>2</sup>

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All dimensions are approximate; they are subject to errors and inaccuracies and no liability will be accepted.  
Plans are shown for marketing purposes only.

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