



3 Natasha Street, Ormeau

Need Sold - Some Work Needed

OPPORTUNITY KNOCKS - POSSIBLY THE BEST BUY IN ORMEAU

If you've been waiting for the opportunity to add real value, this is it - and it won't wait for you. Held as an investment for many years, 3 Natasha Street is ready for its next chapter, and now vacant, with quick settlement on the table for the buyer who moves first.

Solid bones, a great floorplan and a sought-after location - this is the kind of opportunity savvy buyers circle the market for, and it won't last.

Set on a 501m² block with potential side access in a quiet, family-friendly street, this four-bedroom, two-bathroom home suits renovators, flippers, first-home buyers and investors alike. Create your dream home, add serious value, or grow your portfolio - move in or settle fast, the choice is yours.

Inside: open-plan living and dining, a functional kitchen, master with ensuite, and three further bedrooms. Outside: a covered entertaining area and fully fenced backyard. It needs some love - and that's exactly where the opportunity lies.

Vacant and ready now - no tenants, no delays. Settlement can happen as quickly as you need.

4 2 2

FOR SALE

All Written Offers Submitted

VIEW

Sat 1st Aug @ 11:00AM - 11:30AM

AGENTS

Robbie Dunn
0404 466 793
rdunn@ljhg.com.au

AGENCY

LJ Hooker Coomera
(07) 5585 7888

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.



A pre-sale Building & Pest Inspection report is available free on request.

This could genuinely be the best buy in Ormeau - but opportunities like this don't sit on the market. Inspect today before someone else settles on it first.

Property Features:

- Four bedrooms, two bathrooms (ensuite to master)
- Double lock-up garage
- Open-plan living and dining
- Split system air conditioning
- Covered outdoor entertaining area
- Fully fenced 501m² block with potential side access
- Quiet, family-friendly location
- Close to schools, shops, parks and M1 access
- Positioned between Brisbane and Gold Coast
- Vacant - available for quick settlement
- Pre-sale Building & Pest Inspection report available free on request
- Outstanding opportunity to renovate and add value
- Built in 2008
- Rental appraisal - \$780 - \$800

Owners are committed to selling and want this done. Vacant, ready to go, and priced to move fast - don't let indecision cost you the best buy in Ormeau. Inspect today.

Disclaimer: The information in this listing has been prepared in good faith, but its accuracy cannot be guaranteed. Prospective buyers are encouraged to conduct their own due diligence and seek independent advice before making any decisions. Where any discrepancy exists between this material and the Form 2 Seller Disclosure Statement, the Form 2 will take precedence.

MORE DETAILS

Property ID	43V3GTJ
Property Type	House
House Size	168 m ²
Land Area	501 m ²

Robbie Dunn 0404 466 793

Licensee | Sales Specialist | rdunn@ljhg.com.au

LJ Hooker Coomera (07) 5585 7888

The Hub, 5/90 Days Road, UPPER COOMERA QLD 4209
coomera.ljhooker.com.au | coomera@ljhg.com.au





Coomera Ormeau Tamborine Mountain

3 Natasha Street, Ormeau

While every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of sites, setbacks, rooms and any other items are approximate and no responsibility is taken for error, omission or misstatement. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser.

Total approximate floor area: 168m²



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