



LJ Hooker



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## Rasmussen, 19 Violet Crescent

Imagine investing on not one, but two beautifully designed spaces, nestled in a solid block construction single-story duplex.

Welcome to a property that delivers comfort, style, and surprising extras that you never knew you needed.

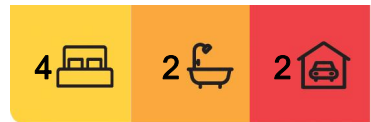
Unit 1, located at the front, offers a welcoming simplicity that is perfect for everyday living. Fully tiled throughout, this 2-bedroom, 1-bathroom unit is low-maintenance and functional.

The spacious kitchen is ideal for those who love to cook, while the combined lounge and dining area is perfect for family meals or entertaining guests.

Step outside, and you'll find a charming courtyard, ready to host intimate gatherings or quiet afternoons in the sun. With two dedicated car spaces, convenience is at your doorstep.



**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.



**For Sale**  
offer over \$649,000.00

**View**  
[ljhooker.com.au/3JUHWK](http://ljhooker.com.au/3JUHWK)

**Contact**  
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**LJ Hooker Townsville**  
07 44262125

But wait until you discover Unit 2. Originally renovated for the owner to live in, it has been thoughtfully designed to combine modern flair with ultimate practicality.

This 2-bedroom, 1-bathroom unit includes a versatile study that adds extra value, whether you need a home office or hobby space.

Special flooring, built-in cabinetry, and stunning white shutters create a fresh, stylish feel. The modern kitchen and functional bathroom continue the theme of elegance and efficiency.

And then, there's the outdoors—a true oasis. The massive patio offers plenty of room for entertaining, whether you're enjoying drinks at the bar area or working on a project in the spacious workshop.

A 2-car garage, one with electric entry, provides secure parking and storage. The centerpiece of the outdoor area is undoubtedly the private inground pool—perfect for cooling off on hot summer days or hosting unforgettable poolside parties.

This property also boasts possibly the best tenants you're going to find.

Make your offer today or you might miss out

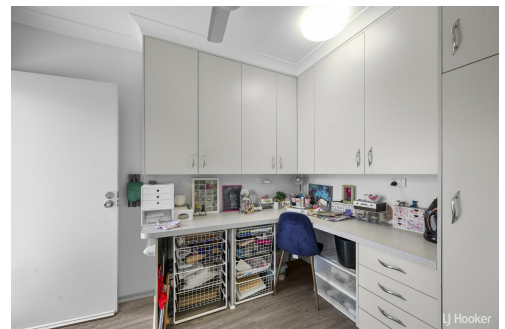
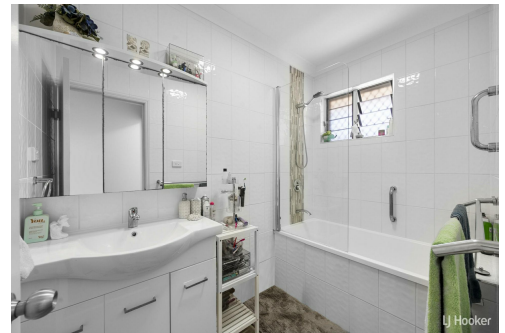
Rates for the last 6 months: \$3,499.70

## More About this Property

<b>Property ID</b>	3JUHWK
<b>Property Type</b>	House
<b>Land Area</b>	809 m <sup>2</sup>

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