







2/107 Commercial Road, Salisbury

Modern Living, Effortless Lifestyle

Andrew Rose of LJ Hooker is proud to present a rare opportunity to secure stylish, low-maintenance living in this well-presented two-storey townhouse, ideally positioned at 2/107 Commercial Road. Set within a community title, this modern home delivers comfort, space and convenience, all within walking distance to Parabanks Shopping Centre and a range of local amenities.

Designed with easy living in mind, the lower level offers a spacious open plan living and dining area, complemented by a contemporary kitchen featuring stainless steel appliances, ample bench space and generous storage. Also located downstairs is a versatile fourth bedroom, along with access to the laundry and a third toilet, providing flexibility for growing families or guests.

Upstairs, the home continues to impress with three well-sized bedrooms. The master suite includes a walk-in robe and private ensuite, while bedrooms two and three are also equipped with walk-in robes. A second living area provides additional space to relax, alongside a central bathroom with a separate toilet. Step outside to the rear balcony, which spans the width of the home and overlooks peaceful, tree-filled parklands.

4 2 1

FOR SALE
UNDER CONTRACT BY ANDREW ROSE

AGENTS

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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.

LJ Hooker

Outdoors offers a low-maintenance backyard and veranda, perfect for enjoying your morning coffee or unwinding at the end of the day. Secure parking is catered for with a single garage, along with an additional carport.

Key features:
- 4 Bedrooms
- 2 Living areas
- Heating and cooling
- 3 Toilets
- Solar System
- Single Garage
- Easy access to shops, Public Transport and walking trails.
- 258 sqm (approx.)

Specifications:
- CT / 6019/5
- Title / Community Plan
- Council / Salisbury
- Built / 2010
- Easements / NIL
- Estimated rental assessment / $620 - $650 per week
- Community Fees / $180 per quarter (Approx.)

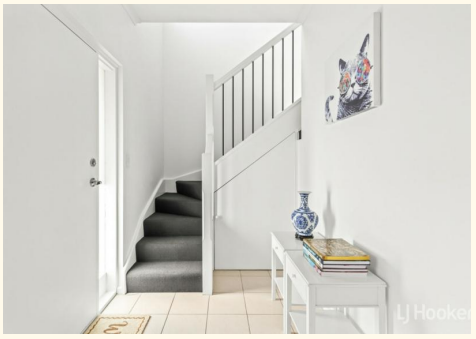
Positioned in a highly convenient location, you are within easy reach of Parabanks Shopping Centre, public transport via the Salisbury Interchange, and a selection of local schools including St Augustine's Primary School and Salisbury High School. With Pioneer Park and the Little Para River walking trails just beyond your backyard, this home offers the perfect balance of lifestyle and location.

A fantastic opportunity for first home buyers, families or investors alike —this is modern living made easy.

Disclaimer:
We have in preparing this document used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document.
RLA155355

MORE DETAILS

Property ID	68QKFDC
Property Type	House











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FIRST FLOOR



GROUND FLOOR

2/107 Commercial Road, Salisbury

INTERNAL - 160.3 SQM
EXTERNAL - 50.2 SQM
TOTAL - 210.5 SQM

Please Note: Every care has been taken to verify the correctness of the areas and details used in this leaflet. No warranty or representation is given or made as to the correctness of the information supplied and neither the owners, illustrator nor the Agent accept responsibility for errors or omissions. The sketch is for illustration purposes only and intending purchasers should satisfy themselves independently regarding sizes, layout and location of the property. Please check with local council that all structures are approved by council.

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