

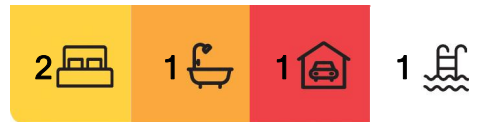
Slacks Creek, 3/45 Park Road

SOLD BY PRAGYA OJHA

Get your skates on and you just might be celebrating Christmas here in just a few short weeks! Open to offers and move-in- ready, this charming 2-storey brick townhouse is part of Logan Palms - a neighbourly estate in a super convenient location with a good-size pool to take the sting out of summer and low Body Corporate fees.

Highlights:

- Open-plan tiled lounge/dining with servery into quality kitchen with electric mod cons
- Solid timber staircase up to 2 carpeted bedrooms, master with A/C and fan
- Stylish main bathroom with tub/shower combo, powder room below + large laundry
- Covered timber entertaining deck out back overlooking a grassy low upkeep fenced yard
- High growth area & a must-see property for first home buyers, investors and downsizers
- Rental appraisal between \$410 and \$460 per week and super low body corporate of \$480 per quarter



For Sale
Please Call

View
ljhooker.com.au/B2P7F4R

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For an incredibly reasonable Body Corporate of about \$480 per quarter, Logan Palms offers its residents use of a fully maintained, sail-shaded pool as well as a communal BBQ area, toilet facilities, and a small community veggie garden where you can meet other green thumbs.

Beautifully presented with attractive internal accents like exposed brick walls and the solid timber staircase, plus decking at the entry and rear, this townhouse is a big drawcard on its own.

Downstairs is bright and welcoming with light hued floor tiles spanning a generous combined lounge and dining area, the latter with a servery into a spacious open kitchen with high quality finishes and a range of modern electric appliances.

Above, the 2 carpeted bedrooms are both airy sleeping spaces, well-ventilated and sharing a large, contemporary main bathroom with luxe full-height tiling, and a shower over tub combo to maximise the space at hand. For ease, there's a self-contained powder room downstairs, beside a big laundry with excellent storage.

A mow and go fenced lawn awaits out back, a sweet little play space for kids, best enjoyed through summer in the shade sipping a drink in comfort on the covered timber-decked rear patio or - head to the estate pool area and cool down with a quick dip.

On the location front, all life's essentials and little luxuries are easily accessible from Logan Palms with either a short walk or a cruisy drive out of the single carport:

- 400m to Market Town Shopping Mall (1-minute drive/6-minute walk)
- 600m to nearest ELC (2-minute drive/8-minute walk)
- 700m to Kingston Square Shopping Centre (2-minute drive/10-minute walk)
- 950m to Harris Fields State School (4-minute drive/14-minute walk)
- 1.6km to Woodridge Adventure Park (5-minute drive/14-minute walk)
- 2.3km to Bunnings Underwood (8-minute drive)
- 2.6km to Mabel Park State High School (5-minute drive)
- 3.1km to Underwood Marketplace (9-minute drive)
- 22km to Brisbane CBD (22-minute drive)
- 53km to Southport (54-minute drive)

This property's broad appeal will make it a priority view for many, so don't delay - inspect today.

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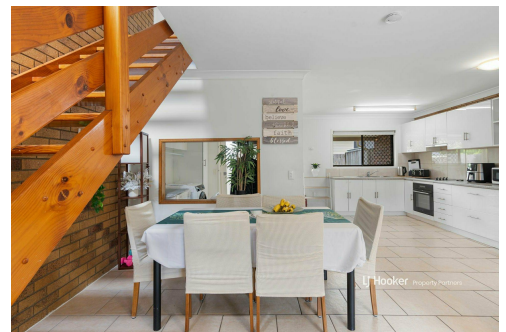
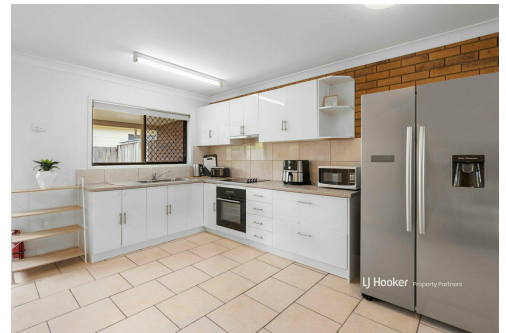
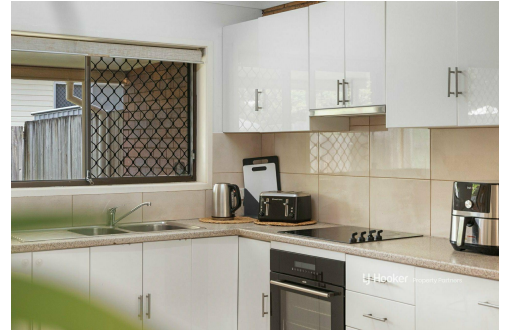
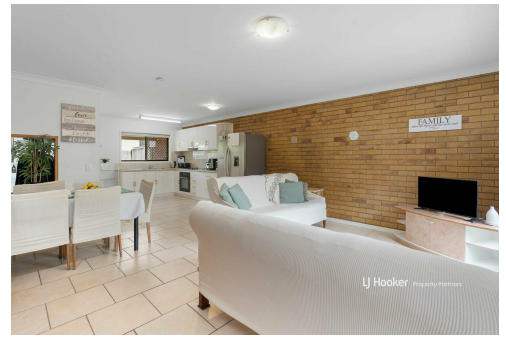
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More About this Property

Property ID	B2P7F4R
Property Type	Townhouse
Land Area	112 m ²
Including	Air Conditioning Toilets (2) Pool Courtyard Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced

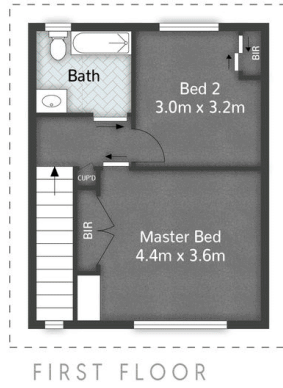
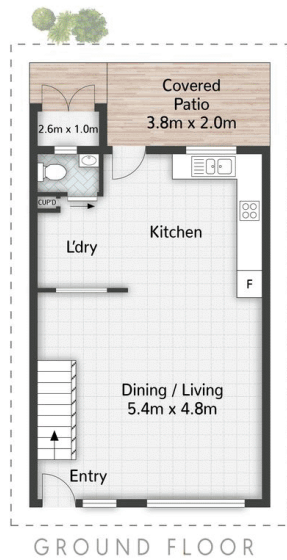
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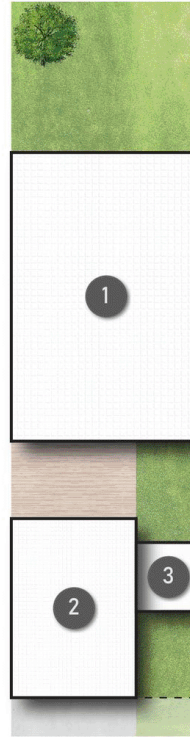
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(Not In Position)



(Not In Position)



LEGEND

- 1 RESIDENCE
- 2 CARPORT
- 3 SHED

Unit 3/45 Park Road **SLACKS CREEK**

2 | 1 | 1 | 97m²

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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.