



2/16 Allchurch Street, The Gap

Light-Filled Townhouse with Range Views

Welcome to 2/16 Allchurch Street, a townhouse set within a quiet complex of just three units. With no formal body corporate management, only shared building insurance and water expenses, this property presents an appealing opportunity for investors or those looking for a comfortable place to call home.

Upon entering, you are welcomed into a light-filled, open-plan living and dining area featuring bamboo flooring and windows that allow an abundance of natural light. The front window is fitted with a roller shutter for added privacy and security, while the opening windows feature Crimsafe screens.

The modern kitchen is well equipped with a gas cooktop, electric oven, dishwasher and plenty of cupboard space.

Upstairs are two generously sized bedrooms, each with its own balcony showcasing beautiful views of the ranges. One bedroom features a built-in robe, while the other offers a walk-in robe. Conveniently positioned between the bedrooms, the two-way bathroom includes both a bathtub and separate shower.

3 2 2

FOR SALE
\$405,000

VIEW
By Appointment

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Interested parties must rely solely on their own enquiries.

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Downstairs, a third bedroom and an additional bathroom with a shower, basin and toilet, offering flexibility for guests, older children or a home office.

The low-maintenance backyard is paved throughout and features an undercover entertaining area, providing the perfect setting for hosting family and friends.

Other attractive features include a garden shed for additional storage, evaporative cooling, a gas hot water system, one carport and an additional open parking space.

Council Rate: \$2,240.51 p.a.
Shared Insurance: approx. \$1,560 p.a.
Water and Sewer: approx \$1,700 p.a.
Achievable rental approx. \$580 p.w.

MORE DETAILS

Property ID	2DGHFD5
Property Type	Unit
Land Area	234 m2
Including	Air Conditioning Evaporative Cooling Balcony Dishwasher Outdoor Entertaining Built-in-Robes Internal Laundry

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