

## Tweed Heads, 330/20 Binya Avenue

SOLD BY GARY EVENDEN

ALL INSPECTIONS ARE NSW DAYLIGHT SAVINGS TIME!

Embrace the ultimate coastal lifestyle with this updated 3-bedroom townhouse, perfectly positioned just 800 meters from the golden sands of Kirra Beach.

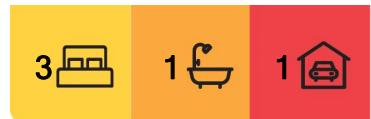
Step out the back door to your own private, fully fenced courtyard, complete with direct gate access to a resort-style pool, tennis court and parkland. It's the ideal space for entertaining, or simply unwinding after a day in the sun.

Features:

- The kitchen, dining, and living areas blend effortlessly to create a spacious, functional space for both entertaining and everyday living
- A renovated kitchen with elegant finishes, offering a stylish and functional space
- Ceiling fans in both the living spaces and all bedrooms, providing a constant flow of fresh



**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**  
\$800,000 - \$860,000

**View**  
[ljhooker.com.au/K9CHEZ](http://ljhooker.com.au/K9CHEZ)

**Contact**  
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**LJ Hooker Coolangatta | Tweed**  
**(07) 5536 5577**

air and added comfort throughout the home

- Internal access from the garage, making household chores and storage hassle-free
- Added convenience with a separate toilet on the ground floor, so there's no need to walk upstairs for bathroom access
- Carpet throughout the upstairs areas, offering a soft, comfortable surface for all rooms
- Enjoy peace of mind and privacy in a well-maintained, expansive gated community with secure access and plenty of open spaces to relax and explore
- Benefit from dedicated onsite management services, designed to handle all aspects of property care, maintenance, and tenant management for rental investors

Additional Information:

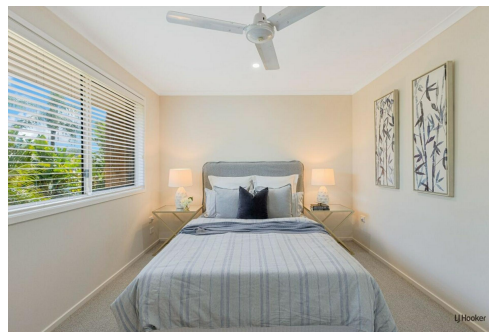
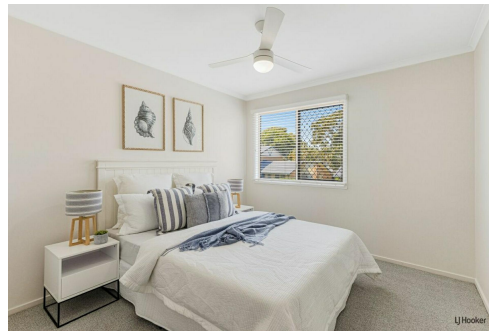
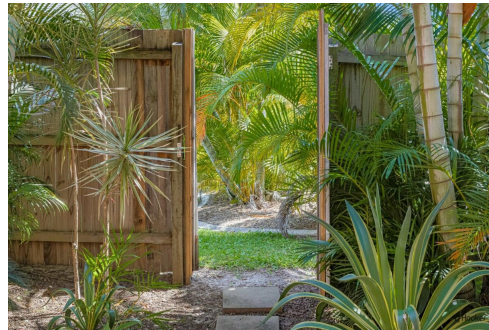
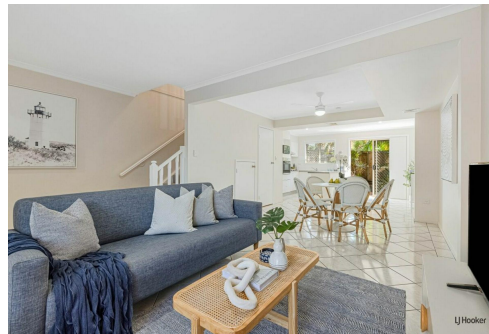
Council Rates \$56pw

Body Corp Fees \$85pw

Rental Appraisal \$800 - \$830pw

Disclaimer:

All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the Website. Information contained on the Website should not be relied upon and you should make your own enquiries and seek legal advice in respect of any property on the Website. Prices displayed on the Website are current at the time of issue, but may change.



## More About this Property

<b>Property ID</b>	K9CHEZ
<b>Property Type</b>	Townhouse
<b>Including</b>	Courtyard Built-in-Robes Fully Fenced

**Gary Evenden 0411 966 001**

Sales Specialist & Independent Contractor | [gary@ljhookerct.com.au](mailto:gary@ljhookerct.com.au)

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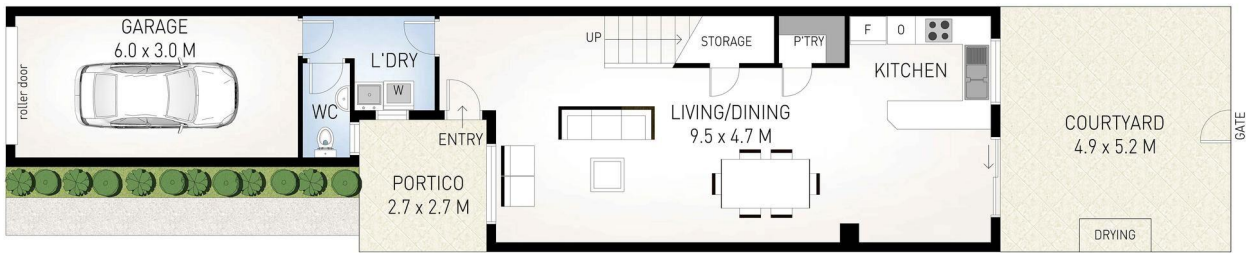
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internal: 154 m<sup>2</sup> | external: 37 m<sup>2</sup> | total: 187 m<sup>2</sup>



UPPER LEVEL



LOWER LEVEL



Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries.



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