

Waterford, 4/1 Nova Street

SOLD By Christie Smith

Affordable First Home or Savvy Investment —The Choice is Yours!

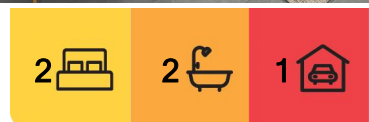
Discover the perfect blend of modern living and convenience in this well presented 2-bedroom townhouse, located in the desirable Waterford area. This low-maintenance home is ideal for those seeking a stylish and comfortable lifestyle with minimal upkeep, as the body corporate assists with the maintenance of all common areas, providing peace of mind and ease. Whether you're looking to enter the market as a first family abode or make a smart investment with desirable rental returns, this property offers endless possibilities.

Current Rental Appraisal: \$520 per week

Step inside to discover an open-plan living and dining area, complete with air conditioning for year-round comfort. The space feels bright and welcoming, creating a comfortable and inviting atmosphere. The modern kitchen is well-equipped with gas cooktop, dishwasher



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
Offers Over \$520,000

View
ljhooker.com.au/1ZJKHGS

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and ample storage, perfect for effortless cooking and entertaining.

Step outside to the cosy, fully fenced courtyard, offering a private and low-maintenance outdoor space that's ideal for relaxing or enjoying a quiet moment. The courtyard is conveniently located off the kitchen area and is visible from the windows off the main lounge, creating a seamless connection between indoor and outdoor living.

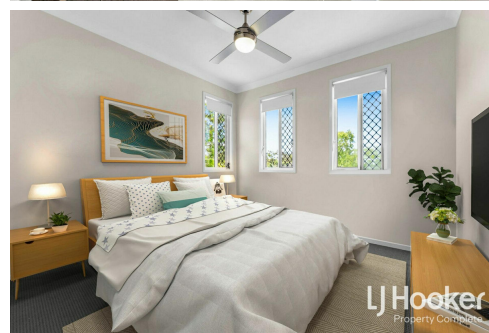
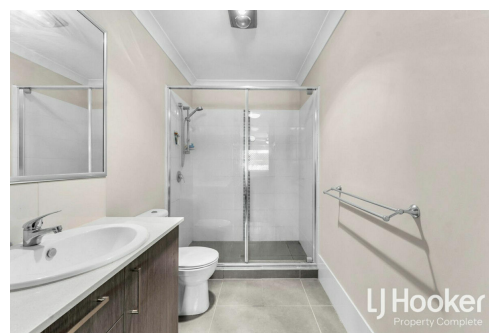
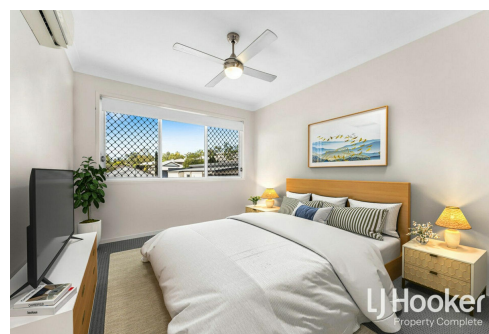
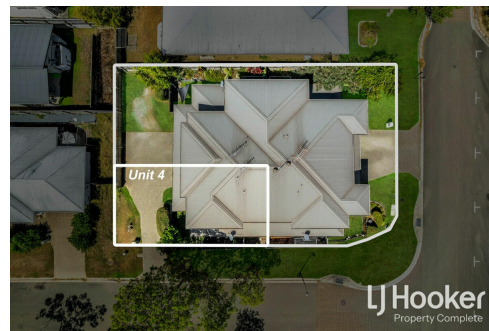
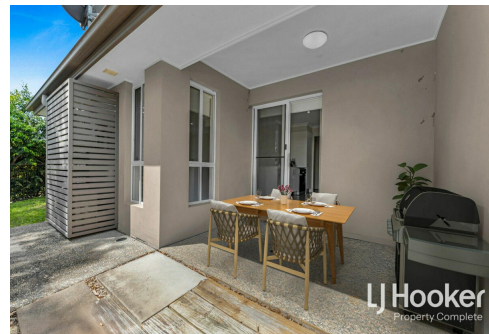
The key feature of the master bedroom is its walk-through robe, ensuite, air conditioning, and ceiling fan, making it the perfect retreat. Bedroom two is generously sized and includes a built-in robe and ceiling fan, enhancing both convenience and comfort.

This townhouse is designed for easy living, with 2 bathrooms-one being an ensuite and the other with a shower over bath-plus an additional toilet downstairs for added convenience. An internal laundry ensures extra practicality, making daily tasks a breeze with internal access to the single lock up garage.

Positioned directly across from Parkfront Terrace Park, this property offers a peaceful setting with a beautiful green space for outdoor activities and relaxation. With easy access to local amenities, shops, and public transport, this townhouse offers a modern, hassle-free lifestyle in a fantastic location.

Disclaimer:

Property images may have been digitally altered or staged for marketing purposes and may not constitute a complete representation of the property condition being purchased. Any photographs used by LJ Hooker may only show certain aspects of the property at the time the photographs are taken and any prospective buyer should inspect the property.



More About this Property

Property ID	1ZJKHGS
Property Type	Townhouse
House Size	115 m2
Including	Ensuite Air Conditioning Toilets (3) Dishwasher Outdoor Entertaining Built-in-Robes

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4/1 Nova Street, Waterford



2 | 2 | 1 | 115 Sqm |

Total approx area includes outside covered areas



Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale. No responsibility is taken for any error, omission, miss-statement or use of data shown



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