




58/57 Charles Canty Drive, Wellington Point

3  2  2 

## Sold By Nyree Ewings

STYLISH, SPACIOUS & MODERN TOWNHOME LIVING

THIS BEAUTIFULLY PRESENTED TOWNHOME OFFERS YOU A LOW-MAINTENANCE LIFESTYLE BOASTING HIGH QUALITY FINISHES THROUGHOUT, ACCESS TO RESORT-STYLE AMENITIES & IS LOCATED IN A HIGHLY SOUGHT AFTER LOCATION

- Modern kitchen with stone benchtops & ample storage
- Spacious open plan living and dining flowing seamlessly to outdoor patio
- High ceilings allowing ample natural light & air flow throughout
- Generous master suite with walk-through robe, ensuite and additional space ideal for a study nook or nursery
- Two additional well-sized bedrooms with built-in robes
- Family bathroom upstairs with separate toilet plus additional powder room downstairs
- Elegant timber staircase adding character and warmth to the home
- Ducted air-conditioning throughout for year-round comfort
- Double garage with additional storage space
- Security screens for added peace of mind
- Pet-friendly complex with a sparkling pool and low body corporate fees

**FOR SALE**  
\$869,000+

### AGENTS

Nyree Ewings  
0404 138 785  
newings@ljhpc.com.au

Alex Mitchell  
0418 540 179  
amitchell.cleveland@ljh.com.au

### AGENCY

LJ Hooker Property Centre  
(07) 3286 2500

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**

SET IN A PRIME LOCATION JUST MOMENTS FROM SHOPS, PARKLANDS, WALKING TRACKS AND THE WATERFRONT, WITH EASY ACCESS TO SCHOOLS INCLUDING ORMISTON COLLEGE, TRAIN STATIONS, CAFES AND RESTAURANTS, THIS HOME DELIVERS A CONVENIENT AND RELAXED COASTAL LIFESTYLE.

#### Additional Property Information

Owner Occupied

Rates \$960 per quarter including water

Rental Appraisal approx \$750 to \$780 per week

Body Corporate fees approx \$121.69 pw

Built 2015

#### MORE DETAILS

Property ID	BU4PF2S
Property Type	Townhouse
House Size	155 m2
Including	Air Conditioning Ducted Cooling Courtyard Dishwasher Built-in-Robes Remote Garage

#### Nyree Ewings 0404 138 785

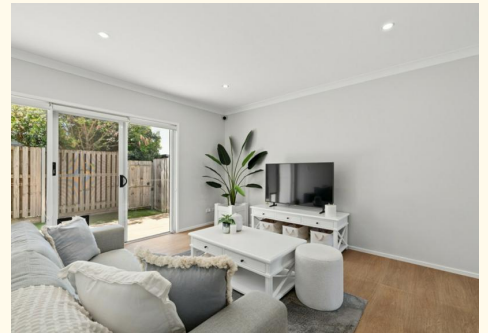
High Performance Agent - Independent Contractor - Nyree Ewings Pty Ltd | [newings@ljhpc.com.au](mailto:newings@ljhpc.com.au)

#### Alex Mitchell 0418 540 179

| [amitchell.cleveland@ljh.com.au](mailto:amitchell.cleveland@ljh.com.au)

#### LJ Hooker Property Centre (07) 3286 2500

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*Nyree Ewings*



58/57 Charles Canty Drive,  
**WELLINGTON POINT**

3 Bed | 2 Bath | 2 Car  
HOUSE AREA: 155m<sup>2</sup>



PLEASE NOTE THIS PLAN IS FOR MARKETING PURPOSES AND IS TO BE USED AS A GUIDE ONLY. ALL MARKINGS, MEASUREMENTS, AREAS, AND LAYOUT ARE INDICATIVE ONLY AND INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES BEFORE MAKING ANY DECISIONS. FLOOR COVERINGS INDICATED ARE FOR ILLUSTRATIVE PURPOSES ONLY AND MAY NOT ACCURATELY PORTRAY ACTUAL FLOOR COVERINGS OF THE PROPERTY. NO GUARANTEES ARE MADE REGARDING THE INFORMATION CONTAINED IN THIS PLAN AND NO LIABILITY FOR ANY INACCURACIES IS ACCEPTED.

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