



**2, 27 Caroline Street, Woody Point**



### GROUND FLOOR UNIT – EAST OF OXLEY

This excellent tidy unit sits perfectly at the rear of a small complex. Located on the ground floor this spacious property is seeking a new owner to love it as much as the last. The location is very quiet and the waterfront, shops, parks, schools, public transport, restaurants and cafés are all within walking distance. The complex is neat and well maintained and features just 6 units in total. The unit is ready to go and is just 300m to the beach.

The property features:

- Entry hall
- Open plan lounge and dining room. This space has a reverse cycle air conditioner and also leads directly to the front balcony overlooking the grounds.
- Modern 2pak kitchen with updated appliances including a ceramic cooktop, rangehood and an electric wall oven. There is ample storage, great practical bench space, a breakfast bar and stone benchtops
- 2 massive bedrooms. It is rare in a unit in this price range to see such spacious bedrooms. The master bedroom is on the eastern side of the building and has a fantastic large window, ceiling fan and a built in robe with mirror doors. The second bedroom would easily fit a queen sized bedroom suite and it also has a built in robe.
- Tidy bathroom with a shower and a walk in shower. The toilet is separate.
- Internal laundry
- 1 car lockup garage
- Storage room

The unit is solid with brick walls inside and out and there are also high ceilings to assist in making the most of the lovely sea breezes that flow through the property. If you are looking for a great place to live you will love this – you can move in and do nothing or further enhance the property by adding our own touches if you choose.

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<b>Price</b>	SOLD for \$289,000
<b>Property Type</b>	Residential
<b>Property ID</b>	863
<b>Floor Area</b>	119 m2

#### Agent Details

Rachele Jones - 0432 834 733

#### Office Details

Clontarf  
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Investors seeking a carefree investment in a great location will love the expected return on this one.

Living here allows you to enjoy a 300m walk to the water at Scott's Point, local eateries and pubs on the foreshore, fish on the Woody Point Jetty, play in the nearby parks and partake in water sports at nearby Bells Beach. There is also easy access to the Bridge, airport and to Brisbane. The home is also located close to schools, shops and bus transport. Viewings are easy to arrange. Sellers are motivated and ready to go!

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