



Family townhome featuring dual levels

Awaiting Guide

This dual level 3 bedroom townhouse is sure to tick all the boxes for those looking for that easy-going lifestyle. Located in the popular "Ivanhoe" complex and surrounded by the lush Warriewood Wetlands, this home boasts a private and tranquil setting while still offering convenience.

It delivers a thoughtfully designed floorplan with the 3 bedrooms and full bathroom upstairs and a spacious open plan living and kitchen area downstairs with internal access to the double garage. Enjoy entertaining and relaxing in the sun-lit private courtyard.

- + Spacious kitchen with plentiful storage, electric stovetop, double drawer dishwasher and great bench space
- + Open-plan living & dining extending to a wonderful outdoor entertainment area
- + North facing courtyard with large undercover patio
- + King-size master suite with ensuite, built in and separate north-east balcony
- + Second bedroom with private balcony and built-in wardrobe
- + Full bathroom and large laundry
- + Complex features a heated indoor pool, car wash bay, ample visitor parking
- + Pet friendly (subject to owners corporation approval)
- + Rental Return: \$800 – \$820 per week

Council: \$335 per quarter approx.

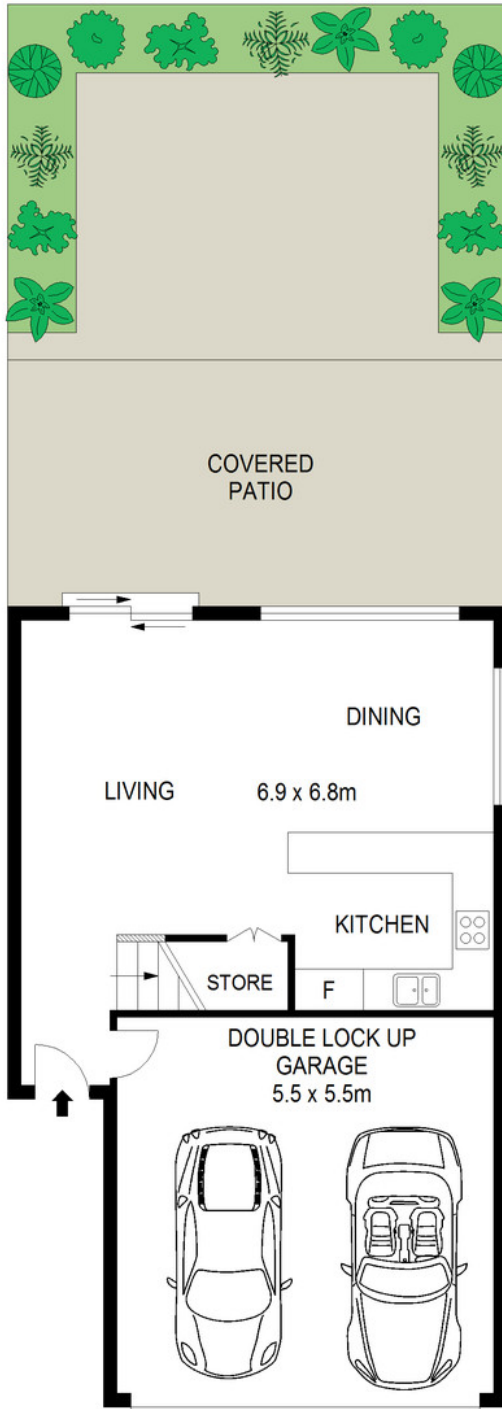
Water: \$172 per quarter approx.

Strata: \$1,087 per quarter approx.

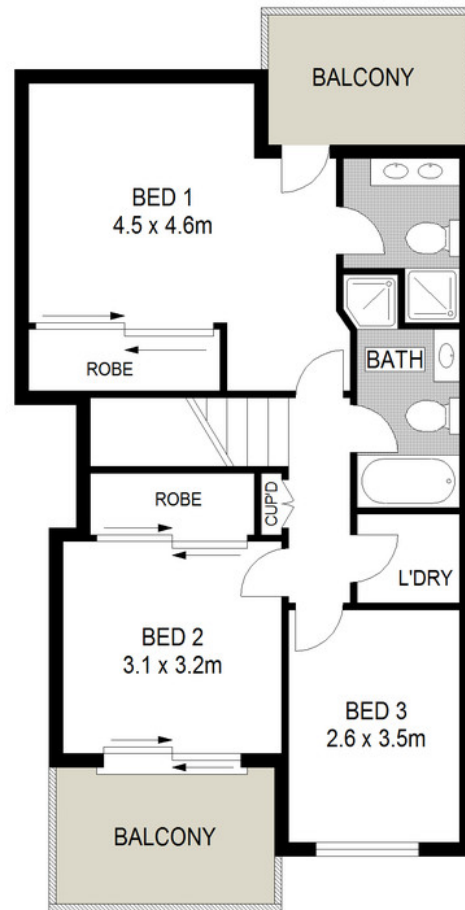
*** Disclaimer: We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations

Amenities

- 2 Garage



GROUND FLOOR



FIRST FLOOR



APPROX : GROSS INTERNAL AREA :- 130 SQM
APPROX : GROSS EXTERNAL AREA :- 39 SQM



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