

5/17 Cormorant Street, Bakewell, NT, 0832



Townhouse For Sale

Thursday, 24 October 2024

5/17 Cormorant Street, Bakewell, NT, 0832

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Type: Townhouse

Relaxed Townhouse Living in Bakewell

This sale is being facilitated by transparent negotiation. The property can sell to any qualified buyer at any time. Please contact Danny immediately to avoid missing out.

Please copy and paste the link for more information: <https://bit.ly/3YedyLk>

Welcome to your tropical retreat in Bakewell! This cozy yet stylish 3-bedroom 3-Bathroom townhouse offers the perfect blend of indoor and outdoor living. Imagine coming home after a long day to a Bali-style outdoor area with a relaxing spa, creating an oasis of calm in your own backyard.

The modern kitchen is a chef's delight, fully renovated and equipped with plenty of bench space and a huge walk-in pantry, making meal prep and storage a breeze. The open-plan living area flows seamlessly to the outdoor space, perfect for entertaining family and friends.

The backyard features a massive gate that opens up for easy access. Each bedroom is thoughtfully designed with built-in wardrobes and recently replaced split-system air conditioning, ensuring year-round comfort. The main bedroom features a spacious ensuite with a large shower.

The townhouse is part of a majority owner-occupied complex, fostering a friendly and community-oriented environment. With a solar system already installed, this property offers both sustainability and cost-saving benefits. Downstairs features a toilet & bathroom for added convenience.

Property Highlights:

- ☑ Beautifully renovated 3-bedroom, 3-bathroom townhouse, perfect for relaxed living
- ☑ Serene Bali-inspired outdoor area with a soothing spa, ideal for unwinding or entertaining
- ☑ Stylish, modern kitchen with ample storage, bench space, and a spacious walk-in pantry
- ☑ Majority owner-occupied complex, creating a friendly and peaceful community
- ☑ Backyard features a massive gate that opens up for easy access.
- ☑ Solar power installed, making the home eco-friendly and reducing energy costs
- ☑ All bedrooms feature built-in wardrobes and recent replaced cooling split-system air conditioning for year-round comfort
- ☑ Main bedroom features a spacious ensuite with a large shower
- ☑ Downstairs features a separate toilet & bathroom
- ☑ Pets allowed upon approval

Key Neighbourhood Features:

- ☑ Bakewell Primary School (750m)
- ☑ Bakewell Shopping Centre (1.3km)
- ☑ Oasis Shopping Centre (2.3km)
- ☑ SWELL Palmerston Pool (3.3km)
- ☑ Marlow Lagoon Recreation Area (4km)
- ☑ Palmerston Water Park (4.4km)
- ☑ Gateway Shopping Centre (4.6km)
- ☑ Palmerston Regional Hospital (5.1km)

Additional Information as follows:

- ☑ Council Rates: Approx \$1,948 per annum
- ☑ Year Built: 2000
- ☑ Planning Scheme Zone: LMR (Low-Medium Density Residential)
- ☑ Area under Title: 262sqm

☒ Status: Vacant Possession

☒ Rental Estimate: \$560-\$610 per week

☒ Body Corporate fees: Approx \$933 per quarter (This fee includes building insurance / water & sewerage)

☒ Settlement Period: 45 days

☒ Easements as Per Title: Nil

For more information on how Openn Negotiation works see: www.openn.com.au

To bid on this property or observe, please download the 'Openn Negotiation' app, create an account and search the property address.

Please note the Final Bidding Stage is subject to change and the property could sell at any time.