

# 10C/17 Uriarra Road, Queanbeyan, NSW 2620

## Unit For Sale

Tuesday, 10 December 2024

10C/17 Uriarra Road, Queanbeyan, NSW 2620

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Unit**



Rachael Fowler  
0262380999



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**\$549,000 - \$579,000**

PRD Real estate are excited to present to the market this modern three bedroom unit in a prime Queanbeyan location. The unit is situated on the ground-floor and offers a perfect blend of comfort, style, and convenience, making it an ideal choice for families, professionals, or investors alike. Boasting a functional floorplan, this property features three bedrooms with the master including a walk-in robe and ensuite, the kitchen is equipped with ample storage and bench space, whilst the bright and airy living room seamlessly flows into outdoor living spaces - Step outside to your private balcony, where you can enjoy your morning coffee or evening sunsets. The fully fenced yard offers a safe space for children or pets to play, while the landscaped garden adds a touch of nature to your urban living experience. Car accommodation is by way of underground, secure parking with space for 2 vehicles, as well as a lock-up storage area, providing peace of mind. Conveniently located near local amenities, parks, and public transport, ensuring that everything you need is just a stone's throw away. Enjoy the benefits of city living while still being able to retreat to your peaceful home. Don't miss out on this fantastic opportunity to secure a spacious unit in Queanbeyan. Whether you're looking to invest or find your forever home, this property ticks all the boxes! Contact us today to arrange a viewing. • For the keen investors, please note this property has an approximate rental figure of \$610 per week. **DISCLAIMER.** We have in preparing this document used our best endeavours to ensure the information contained is true and accurate but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this document.