

46/111 Bowen Road, Rosslea, QLD, 4812

Unit For Sale

Wednesday, 18 December 2024

46/111 Bowen Road, Rosslea, QLD, 4812

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Unit

Luxury Resort-Style Living!

This stunning three bedroom, two bathroom apartment is nestled in the sought-after Riverview Apartments complex at Rosslea, offering a serene riverside lifestyle. With secure, coded entry and resort-style amenities, including a large pool and meticulously maintained gardens, this property combines privacy and luxury in an ideal location.

The apartment features three generous carpeted bedrooms, each with built-in robes. The master includes an ensuite while the main bathroom offers a convenient shower and bath combination. The spacious open-plan living and dining area is tiled for easy care and the modern kitchen is well-equipped with ample bench space and storage options.

Enjoy beautiful views overlooking the Ross River from your large patio, perfect for relaxing or entertaining guests. The home is fitted with split-system air conditioning and ceiling fans throughout, ensuring year-round comfort. Additional features include security screens on doors and windows, an internal laundry with extra storage space and 1 undercover car park with visitor parking available in the secure complex.

With multiple BBQ areas and on-site management in a gated community, this property offers a fantastic lifestyle opportunity. Whether you're a first-time buyer, downsizer or investor, this beautifully maintained apartment provides a blend of convenience, security and resort-style living.

- Three carpeted bedrooms with built-in robes (master with ensuite)
- Main bathroom with shower and bath combination
- Spacious, tiled open-plan living and dining area
- Modern kitchen with ample bench and storage space
- Fully fenced courtyard with direct pool access
- Split-system air conditioning and ceiling fans throughout
- Security screens on doors and windows
- Internal laundry with extra storage
- Undercover car park + visitor parking in secure complex
- Resort-style pool, BBQ areas and well-maintained gardens
- Secure, coded entry with on-site management in gated complex
- Ideal for first-home buyers, downsizers or investors
- Currently tenanted with lease in place until February 2025.
- Rates approx \$1,109 for half year
- Body Corporate fees including Admin & Sinking Fund approx \$3,207.49 per quarter
- Updated rental appraisal available on request