

SOLD



15, 19 Ben Lexcen Court, Mount Warren Park



## Modern Living with Eco-Friendly Touches: Spacious 2-Bed Unit with Solar Features in Mount Warren Park!

🏡 Modern and Spacious Living in Mount Warren Park 🏡

Nestled within the Somerset Close complex, unit 15/19 Ben Lexcen Court offers a perfect blend of comfort, convenience, and contemporary living. Situated in a well-established community of 36 units built in 1988, this property presents an exceptional opportunity for investors, first home buyers, or downsizers alike.

### Property Features:

🛁 Newly Renovated Bathroom: Step into luxury with a modern and newly renovated bathroom, adding a touch of elegance to your daily routine.

🛏️ Two Bedrooms: Enjoy ample space with two bedrooms,

🛏️ 2 🚿 1 🚗 1 🌞 ☑️ 129 m<sup>2</sup>

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	2612
<b>Land Area</b>	129 m <sup>2</sup>
<b>Floor Area</b>	115 m <sup>2</sup>

### Agent Details

### Office Details

Code Property Group  
9/15 Nicklin Way Minyama,  
QLD, 4575 Australia  
07 5438 3444

**code**  
PROPERTY GROUP

offering comfort and versatility to suit your lifestyle needs.

🏡 Open Living and Kitchen Design: Embrace seamless indoor-outdoor living with an open living and kitchen design that flows effortlessly to the rear outdoor deck. Perfect for entertaining, the deck provides over 29m<sup>2</sup> of space and offers quick access to the complex pool and BBQ facilities, allowing you to relax and entertain while keeping an eye on the children.

☀️ Solar Power Panel System: Benefit from reduced energy costs with a large solar power panel system installed, ensuring sustainability and efficiency. Additionally, the property boasts solar hot water, further enhancing its eco-friendly features.

❄️ Air Conditioning: Stay comfortable year-round with air conditioning, providing relief from the Queensland heat.

🚗 Large Single Car Garage: Park with ease in the large single car garage, providing secure storage for your vehicle and belongings.

🧺 Separate Laundry: Enjoy the convenience of a separate laundry space, making household chores a breeze.

📍 Ultra-Central Location: Conveniently located, this property offers easy access to neighboring schools, kindergartens, and a 4-minute drive to the M1 motorway, ensuring connectivity to major destinations.

Whether you're an astute investor seeking a reliable rental source or a first home buyer or downsizer looking for a central location, this property ticks all the boxes. With its spacious layout, sought-after features, and high demand, opportunities like this are rare.

Don't miss your chance to secure this exceptional property in Mount Warren Park. Contact us today to arrange a private viewing and experience the comfort and convenience of 15/19

Ben Lexcen Court firsthand.

\*Disclaimer: All information provided is deemed reliable but not guaranteed. Buyers are encouraged to conduct their own independent research.\*

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