LEASED



20 Charlotte Avenue, Nirimba







NIRIMBA BLISS - EFFORTLESS LIVING!

3 2 2 175m2

This pristine double storey home in popular Nirimba, one of south-east Queensland's fastest growing and most vibrant communities, offers the ultimate in elegant, effortless contemporary living where leisure time is maximised and household chores minimised!

Across two levels, the home comprises three bedrooms, two bathrooms, sleek stylish kitchen, open plan living and dining, private cosy BBQ outdoor entertaining area & a corner block!

This gorgeous is well designed letting in ample amount of natural light, other features include split system air-conditioning in living and master (To be installed), double built-ins in ALL bedrooms, ceiling fans throughout, stone benches in kitchen, stainless steel appliances, breakfast bar, Manhattan-black hued subway tiled splashback, security screens and roller blinds.

Price	$600 per Week
Property Type	Rental
Property ID	3254
Land Area	175 m2

Agent Details

Office Details

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

code
PROPERTY GROUP

The perfect size for a single/couple - this is designed to enhance the lifestyle of its occupants; from the downsizer looking to simplify their life and find something suitable to 'lock and leave', 'Easy care living' is pretty much on the agenda of many of today's occupants; and this property nails it!

Not only is the maintenance minimal, the convenience is exceptional...from here it is just a few minutes' bike ride to the local tavern, primary school, fabulous parks/playgrounds, cafes, Stockland Baringa Shopping Centre, and Supa IGA. Caloundra CBD & beaches are approximately a 14-minute drive and access to the M1 to Brisbane is quick and easy.

• Pristine double storey home
• Designed for effortless living
• 3 bedrooms, 2 bathrooms
• Sleek stylish kitchen will delight
• Private cosy alfresco BBQ deck
• Split system A/C x 2, ceiling fans
• Double built-ins in all bedrooms
• Double lockup garage
• Dishwasher
• Courtyards
• Fully Fenced
• Garden
• Outdoor Entertaining

School zones:
Baringa State Primary School
Baringa State Secondary College
Meridan State College

HOW TO BOOK AN INSPECTION
If you are browsing this property on realestate.com, please scroll down to “INSPECTIONS” and click "REQUEST A TIME". A pop up will appear, select date and times from the drop-down boxes and fill out your details. Once completed, you will receive a

confirmation email from us. If you are not viewing this via realestate.com, please go to our agency website http://www.codepg.com.au and click "RENTALS" , find the property you would like to view and click 'BOOK INSPECTION" and fill out your details. Once completed you will receive a confirmation email from us. If there are no inspections available or the time slots are not suitable, please email leasing@codepg.com.au with your preferred date and time. Code Property Group accepts applications prior to you inspecting the property.

HOW TO APPLY FOR THIS HOME:
1. Please click the link http://www.codepg.com.au
2. Find the property of interest to you
3. Click the "APPLY NOW" button
4. Please fill in where indicated and follow the prompts
Please note anyone over the age of 18 that will be residing in the property, will be required to complete an application.

TO APPLY VIA VIRTUAL OPEN HOME:
1. Click and view the Video Tour above. If you cannot locate a video walk through, relax, there is one on its way.

Not suitable for pets due to insufficient open space

AVAILABLE DATE: 17.4.26
PREFERRED LEASE TERM: 6 Months

Tenants maintain gardens and grounds
Tenants connect and pay power direct
This property is water compliant tenants will be charged for all water consumption
Tenants are liable to check/confirm active & acceptable internet connection at the property PRIOR to applying

DISCLAIMER: The information regarding this property has been obtained directly from the owner, as such, Code Property Group does not guarantee or warrant the accuracy of such information.

Interested parties should conduct independent research and due diligence to verify the accuracy of the information provided. Code Property Group takes no responsibility for any errors or omissions and cannot be held accountable for any loss or damages incurred by any party as a result of the information provided.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.