



## 9 White Beech Ct Douglas QLD 4814

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\$550 per week

Date available: 28 January 2025

[Book Inspection](#)

### Be Dazzled in Douglas!!

Could this be your NXT home??

New rental addition to the Nxtgen Property Team.

Are you seeking a home in a quiet Court with only local traffic? This property should certainly fit that requirement. Looking for somewhere close to work with the Townsville Hospital, University or Lavarack Barracks all nearby? All the conveniences also nearby with Annandale Central, Fairfield Shopping Centre and Townsville Shopping Centre (Stocklands) all within an easy 10 minute drive.

Lets not forget the property which will tick all of the boxes. Originally built as a display home, from the front of the property through to the rear, the extra features offered are obvious through the home with display niches, built in timber display shelving to the living area, large corner bath and Cathedral ceilings to the living section.

Property Features:

- Stunning entry portico behind iron gates

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- Fully air conditioned throughout with split systems to all, except front bedroom with the box air conditioner
- Large tiled open plan combined living and dining area with the Cathedral ceilings, built in shelving and clever in built display niches
- Timber look kitchen is well designed with ample cupboard and bench space, gas cooktop with electric oven along with dishwasher
- 2 way bathroom offers the large corner tub, separate shower recess and updated vanity
- Toilet is separate to the bathroom
- Master bedroom to the rear of the home with a 3 mirrored sliding door wardrobe and direct access to the rear patio
- 2 further bedrooms, both with built in robes and carpeted
- Convenient study/office room to the front of the home - even has the split system air conditioning
- Internal laundry with storage options
- Rear covered patio with ceiling fan and downlights - accessed from both the living and main bedroom
- Double lock up garage with sliding glass door access to the rear and direct access into the home
- Ceiling fans, security screens and window furnishings throughout
- Fully fenced to sides and rear without having too large of a yard to maintain

### Location Features:

- Short distance to The Townsville University Hospital, Lavarack Barracks and James Cook University
- Major Shopping Centres including Stockland, Annandale and Fairfield all within 10 minutes drive
- For the more adventurous, Mount Stuart mountain bike tracks nearby
- River walking trails and parks all located nearby

PLEASE NOTE - File photography used as property owners currently reside in property.

PROPERTY AVAILABLE FROM APPROX THE 28th OF JANUARY 2025. TO INSPECT THIS PROPERTY, PLEASE REGISTER YOUR DETAILS AND COMPLETE AN ONLINE APPLICATION.

Please note " All parties should make and rely upon their own enquiries in order to determine the accuracy of the information supplied. Some file photographs in use may have been taken some time ago. Please rely on your own inspection and investigations as the property may have changed since the photographs were taken. Nxtgen Property bears no liability for any loss sustained due to inaccuracy or omission.

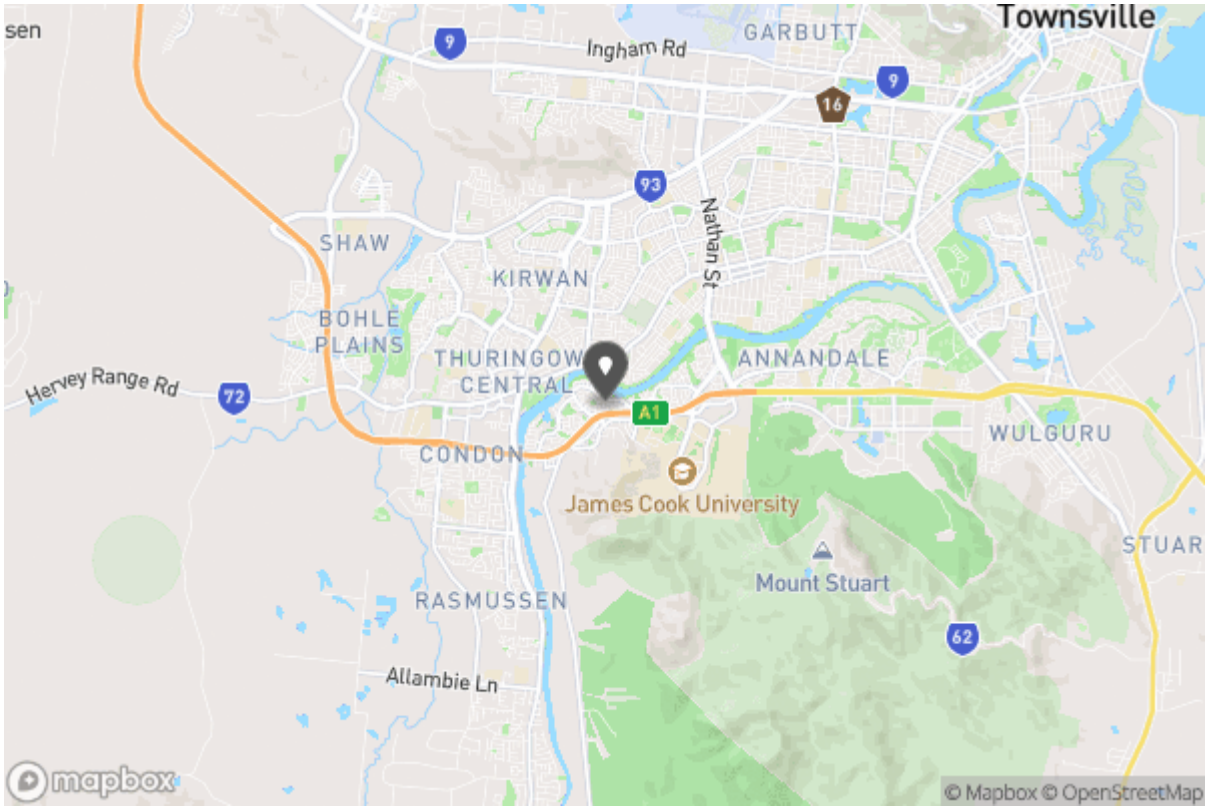
Property Code: 3310

# Gallery





# Location Map





Don't forget to confirm your inspection by SMS or email

**Asset Managers**

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**Why Book with NXT GEN Property**

With our agency, you can book Property Inspections 24/7 on your computer, tablet or smartphone. When you do, you will receive an immediate response confirming your booking via email and SMS. Should the property be leased, the inspection time changed or cancelled for any reason, you will be informed the second it happens keeping you up to date.

You can also change or cancel your booking at any time if you no longer wish to attend or the times are no longer suitable. As part of your booking, we will send you reminders of the inspection as well as directions to the property to make the process of inspecting the property seamless.

Finally, should you wish to apply for the property, all of the relevant information including PDF or online applications details will be provided so you can apply as quickly as possible.

# Tenancy Application

A copy of the General Tenancy Agreement for this property, including all special conditions is available via the following link:

[Apply Online](#)

[https://2apply.com.au/Property?agentID=ARO-nxtgenproperty&uniqueID=virgop\\_39\\_1679](https://2apply.com.au/Property?agentID=ARO-nxtgenproperty&uniqueID=virgop_39_1679)