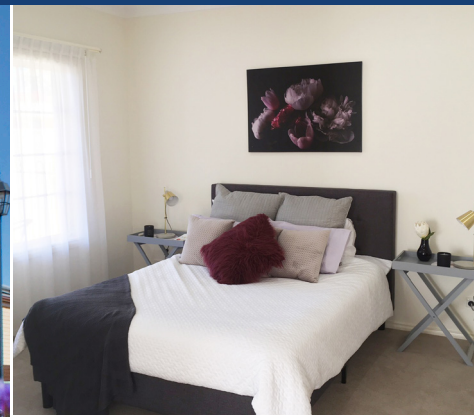


# 48/3-17 Watson Avenue, Netley

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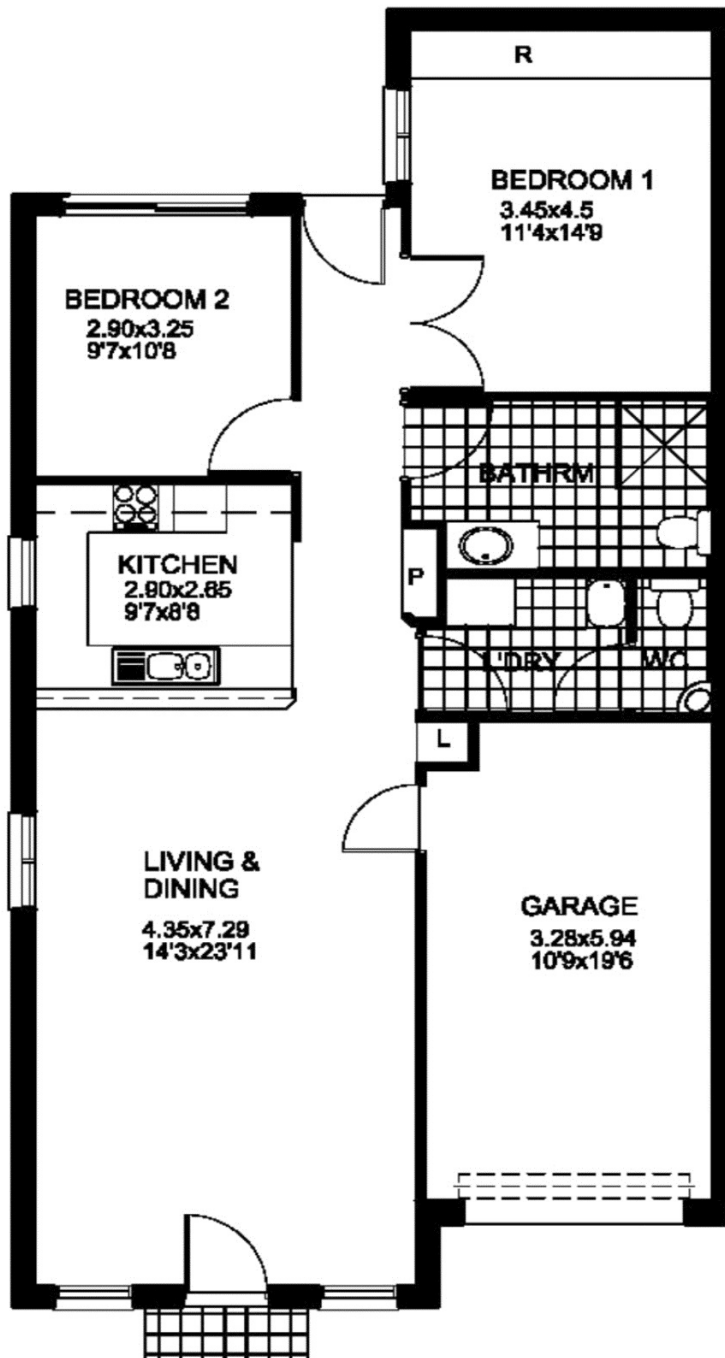
Set amongst the beautiful landscaped gardens, offering peace and tranquillity, Netley Grove is a gated community, with well-appointed 2 and 3 bedroom homes.



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## Netley Grove Villa 48

Bedrooms: 2  
Bathrooms: 1  
Carpark: 1  
Total size: 119m<sup>2</sup>

### Villa features

Open plan living area  
Build-in wardrobes  
Separate laundry  
24-hour emergency monitoring system  
Private courtyard  
Secure parking

### Maintenance Fees

The current maintenance fee includes council rates, water rates, emergency services levy, insurance for public liability and buildings, management fees, public lighting, cleaning of all common areas, gardening of all common areas, general and preventative maintenance, 24 hour emergency call monitoring, onsite facilities and Village Management.

The maintenance fee excludes contents/chattels insurance, gas, electricity, private telephone, and the upkeep or replacement of all personal items (eg fridge, furniture and washing machine).

This document does not form part of a contract for sale or purchase of a license to occupy. While reasonable care has been taken in the preparation of this flier and all particulars contained herein are believed to be correct, interested parties must rely upon their own inspections and inquiries. Floorplans and photography are for presentation purposes and should be regarded as indicative only. All properties are subject to prior sale, change or withdrawal. Information, dimensions, prices and measurements are subject to change



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