

TRE

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ESTATE

Residential & Commercial Property  
Sales, Rentals, Management & Services

## Warwick Villas "Hibiscus" B7

Price:\$685,000



### Property Details

Type: Condo  
Address: 108 Middle Road  
Parish: Warwick  
Bedrooms: Two  
Bathrooms: Two  
Available To: Bermudians, PRC & Belongers  
Lease Terms: Leasehold  
Rented: No  
Square Feet: 970 (approx.)  
Asst. Number: 100766714  
Annual Land Tax: \$866  
Quarterly Maintenance: \$1,990 (\$663.33)  
ARV: \$30,000  
Zoning: Residential 1  
Well: Toilets  
Fireplace: Yes  
Pool: Yes (on the property)  
Air Conditioning: Yes  
Ceiling Fans: Yes  
Flooring: Tile & Carpet

### Primary Room Sizes:

Living/Dining Room: 15' x 25'  
Kitchen: "L" shaped 6'4" & 10' x 13'  
First Bedroom: 11'3" x 13'  
Second Bedroom: 11'3" x 12"  
Foyer: 4' x 11'  
Porch: 7'6" x 15'

### Property Description:

Lovingly and meticulously maintained by the current owners is this two bedroom & two bathroom upper unit. As you enter the foyer and into the open-plan living/dining room with fireplace, you will see French doors leading out to the patio and lovely overland views of the Belmont Hills golf course. The bright kitchen features stainless appliances and quartz countertops. The main bedroom, overlooking the golf course, includes a bathroom ensuite. There is a second bedroom and guest bathroom. All of the main rooms have high "tray" ceilings. Numerous upgrades were done in recent years, including new windows and doors with plantation shutters, new flooring and carpets, remodeled bathrooms, new major appliances, and new quartz kitchen countertops, to name a few. This truly is a turn-key unit.

Conveniently located near a supermarket, restaurants, and a bus route, ideal for someone looking to downsize or a first-time buyer. With no upgrades required, this unit would also make a great investment fetching a good rental return in this current market. Contact the sole listing agent for more details and an appointment to view.



**SOLE Listing Agent**  
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