







AFFORDABLE, MODERN AND CENTRAL: PRIME CBD INVESTMENT OPPORTUNITY!

Affordable, Modern and Central: Prime CBD Investment Opportunity!

This fresh, light, and beautifully appointed apartment offers everything that you should be looking for in a high-quality, top shelf investment. Put it all into the decision pot and you'll realise that it really does make great financial sense!

The roomy, first floor 'end unit' is approximately 8 years old and is fitted out with all the modern conveniences. It features an open plan design; reverse-cycle air conditioning for year-round comfort; stainless appliances and ceramic cook top; imported tiles throughout the living area; & a sun-filled, North-East facing balcony which is perfect to catch some Winter sun each morning.

You get a designated security parking space for any type of vehicle; while the complex boasts landscaped atriums and surrounds; a sparkling in-ground pool; lift & loads of off-street, undercover visitor's parking.

The apartment's current owner accepts the market for what it is and has sensibly priced the property for a speedy sale. Shrewd investors will take note that a fantastic tenant is already in place (she'd love to stay on if she can too!); plus the Body Corporate contributions (equating to a mere $55 per week) are among the lowest around for complexes in the area which

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Price	SOLD
Property Type	Residential
Property ID	1685

AGENT DETAILS

Anthony Jeffress - 0414 911 621

OFFICE DETAILS

Sippy Downs
Shop 2B/1 Chancellor Village Boulevard Sippy Downs, QLD, 4556 Australia
07 5445 6500

can offer comparable amenities.

The central Maroochydore location places it a short stroll to the CBD, Sunshine Plaza and the revitalised Ocean Street precinct and Big Top markets complex; therefore a wide array of shops, cafes, restaurants, fresh food markets and cinema are all nearby. Jump in the car and in less than 5 minutes you can even be unravelling the beach towel and jumping in the surf at one of two patrolled beaches nearby.

Make no mistake, this one meets every facet of the all-important test for genuine, 'blue chip' investment property: POSITION; PRICE & PRESENTATION.

Contact me today to get further details and to arrange a private inspection.

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