

Sold



3, 148 Maroochydore Road, Maroochydore



## BIG UNIT IN A SMALL COMPLEX AT A TINY PRICE!

With the market really showing signs of being on the move and entry-level units therefore becoming much harder to find, this larger than average 2 bedroom unit in central Maroochydore could easily prove itself to be a 'diamond in the rough!'

Unit 3 in "Zie" has loads of character and charm, and is now looking for a new owner following an unfortunate change in the current owners' situation.

It has pitched ceilings and exposed rafters in the living area; a large kitchen area with plenty of storage; reverse cycle air-conditioning in the lounge/dining room; fans in each of the bedrooms; plus downstairs there's an oversize, secure lockup garage. And to boot, it's one of a small complex of only 3 units; which means the Body Corporate contributions are as cheap as you can possibly find these days (around \$1,350 per annum; which is a mere \$26 a week!).

While the unit is tidy and comfortable as-is, it could probably do with a bit of a freshen up to really see it realize its true potential; although this can be worked in to suit the buyer's timeframe; tastes; and budget. A great tenant is in place (paying \$310 per week); so the return represents a strong yield for the savvy, money-conscious investor.

It all makes great sense when you run the ruler (and calculator) across

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Price	SOLD
Property Type	Residential
Property ID	2168

### 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



this one; so f you're seeking a property with loads to offer – and that’s also walking distance to the Plaza, Homemaker Centre, schools, and transport - then you'd better be quick to act!

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