

1/104 Eugaree Street, Southport, Qld 4215



Sold Unit

Wednesday, 3 April 2024

1/104 Eugaree Street, Southport, Qld 4215

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: Unit



Brett Klerck
0412285540



Administration

\$640,000

We challenge you to find better...This unique ground floor duplex/villa is one of only three in the block with minimal body corporate (shared insurance only). The residence incorporates spacious open plan tiled living, surrounded by extensive glass that leads onto a fully covered timber deck with adjoining private garden courtyard.The property features:- Executive class kitchen with stone bench tops- Stylish main bathroom + ensuite- Refreshed décor throughout- Updated electricals... air conditioning, ceiling fans, LED lighting & accessories- Single electric lock up vehicle accommodation

Guaranteed to suit a myriad of buyers, be it first home, retiree or astute investors, this is the perfect opportunity for those looking for an idyllic lifestyle home or an incredible investment proposition. Rental return estimate in the vicinity of \$650-700 per week.The prime location will ensure strong capital growth with the scope to realise financial gains at an unprecedented level due to the potential of future redevelopment. In addition, a little cosmetic enhancement with some garden beautification will allow you to immediately add value.

Location:- 900m to G:Link Light Rail Tram Station- 900m to newly completed Queen Street Village (\$500 million development)- 1200m to proposed Imperial Square Development (\$2 billion development)- 1900m to Griffith University and the Gold Coast University Hospital- 1500m to Southport CBD- 1900m to Broadwater Parklands

This is a rare opportunity not to be missed... act fast!Phone Now!