

1/146 Ridge Street, Northgate, Qld 4013



Unit For Sale

Saturday, 20 April 2024

1/146 Ridge Street, Northgate, Qld 4013

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 63 m2

Type: Unit



Brett De Luca
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Peter Illingworth
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For Sale By Negotiation

Welcome to 146 Ridge Street. This impeccably maintained unit boasts fresh paint and carpet throughout, along with the added convenience of new split system air conditioning. This humble abode is perfect for those seeking ultra-convenient modern living. Its open-plan design promotes effortless living, ideal for the busy professional seeking functionality and simplicity. With one bedroom, one bathroom, and a single automatic garage, this chic property provides all the essentials for its new owner to move in and enjoy. Whether you're a first-time home buyer or a savvy investor in search of a high-quality property, rest assured, this low-maintenance gem is the perfect starter. Property Highlights: * Kitchen boasts ample cupboard space, stainless steel appliances, and a Fisher & Paykel Dish Drawer. * Modern bathroom features a shower over bath with a massage head for added luxury. * Generously sized king-size bedroom complete with a ceiling fan for optimal relaxation. * Enjoy a private courtyard with privacy screening and an additional ceiling fan for outdoor comfort. * Remote-controlled single garage includes a clothesline and offers private entry for convenience. * Access to communal laundry facilities available to unit owners, ensuring practicality. * Electric hot water system with a separate meter for efficient usage. Perfectly located with ultra-convenient access to rail and bus transport right outside your door, as well as local shops, cafes, Nundah Village, Westfield Chermside, top-notch schools, childcare facilities, and serene parklands. Plus, it offers easy connections to major arterial roads, ensuring a hassle-free commute to both the Airport and the City. Body Corporate levies and Expenses: * Administration Fund \$650 (per quarter) * Sinking Fund \$450 (per quarter) * BCC Rates \$480.95 per quarter (Most recent bill) * QUU Water \$300 per quarter (approx.) Investors anticipated Rental Yield: \$375 - \$400 Weekly Please call Brett De Luca on 0410 299 299 or Peter Illingworth on 0404 770 440 to enquire today for any more information. DISCLAIMER: Whilst every care is taken in the preparation of the information contained in this listing, no warranty is given with respect to accuracy. The material is a summary only and is not intended to be or should it be relied upon as a substitute for inspection or obtaining professional advice. All information is considered correct at the time of printing.