

# 1/166 Stafford Road, Gordon Park, Qld 4031



## Unit For Sale

Monday, 22 April 2024

1/166 Stafford Road, Gordon Park, Qld 4031

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Chris Sams.



Ben Collins  
0488900997

**\$440,000**

Welcome to 1/166 Stafford Road, Gordon Park - Nestled on the one way service lane above Stafford Rd, in an elevated position, this unit represents great value for money. This Modern, low-maintenance unit presents a fantastic opportunity for investors or homebuyers alike. Convenience is a great attribute of this apartment being within walking distance of bus connections, schools, child care, an array of cafes and restaurants, parks, bikeways, gyms and the dog off-leash areas of Kedron Brook. The Lutwyche and Stafford shopping centres are both a short bus ride away with access points to the Translink tunnels very close by making travel to the city or airport a breeze. Featured Include: - Spacious open-plan living and dining area with A/C opening onto balcony - Spacious Kitchen with heaps of potential allowing for your personal touch - Two bedrooms both with built-in robes - Hall cupboard - Modern Bathroom - Natural light & ventilation with excellent views over the northern suburbs - Single Lock-up Garage with heaps of extra storage space. - Small well-maintained complex of only 6 apartments - Currently tenanted until October 2024 @ \$460 a week with approx yield of 5.5% - Rates approx \$480.95 PER QTR - Urban Utilities approx \$350 PER QTR Don't miss the chance to secure your Gordon Park location or Investment!