

1/17 Central Lane, Gladstone Central, Qld 4680



Sold Unit

Friday, 19 January 2024

1/17 Central Lane, Gladstone Central, Qld 4680

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 86 m2

Type: Unit



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\$220,500

This exceptional 2-bedroom unit sits in the heart of the CBD and on the very edge of the Gladstone Harbour. You will not find a better priced, better located, and all-round better value for money unit elsewhere. Unit 1/17 Central Lane has been priced for immediate sale for offers over \$199,000. BUY ONE OR BOTH! That's right, there are TWO options in this complex as unit 2/17 Central Lane is also available for purchase. • Prime location within a 1-minute walk to the Gladstone Marina/Harbour parklands and under a 5 minute walk to restaurants/Gladstone Entertainment Centre/Town Library/ Eastshores Parklands/Yacht Club and much more. The position is truly unbeatable! • Ground level unit and easily accessible - perfect for retirees! • Unit 1 has a large courtyard with an additional grassy lawn that is dedicated to this lot owner! With body corporate approval, this could be fully fenced with the potential of keeping a small pet (requires Body Corporate Approval) • Exceptionally tidy property with a number of recent refurbishments with Hamptons Style inspirations. • Fully ducted A/C throughout. • 2 spacious bedrooms both with built-in-robos and fans. • Refurbished bathroom with extra wide vanity & mirror and updated tiling. • Tidy kitchen connects to the open plan living/dining and overlooks the rear private courtyard. • Updated vinyl plank flooring throughout. • Spacious and dedicated laundry connects directly to the kitchen and rear courtyard. • Single lock up garage. • Established gardens front and back. • Security screens throughout! • The property is currently tenanted with a truly exceptional occupant caring for the property as if it were their own! (Lease details below) Contact Luke Watts from The Watts Team @ LOCATIONS estate agents for details on the next available viewing before it's too late. Current Rent: \$310.00 Fixed Term Lease Exp: 28th Feb 2024 Currently managed through local real estate agency. Body Corporate: Approx \$4,510.00 p/y Local Council Rates: Approx \$3,000 p/y Current Rental Appraisal: \$330 - \$360p/w** Please note the information in this advertisement comes from sources we believe to be accurate, but accuracy is not guaranteed. Interested parties should make and rely on their own independent enquiries and due diligence in relation to the property**