

1-4/9 Constant Street, Coolalinga, NT 0839

Block Of Units For Sale

Monday, 14 August 2023



1-4/9 Constant Street, Coolalinga, NT 0839

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 1218 m2

Type: Block Of Units



Seth Chin



Victor Harris

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Expressions of Interest Closing 28th July 2023

Chin Property Group, acting on behalf of BRI Ferrier as the appointed Liquidators, are pleased to present to market for sale by Expression of Interest, a secure residential complex of four villas at 9 Constant Street in Coolalinga. Located within walking distance of Coolalinga Central Shopping Centre and surrounding assortment of shops, restaurants, gyms and service stations and only a 5-minute drive to Palmerston and 30 minutes' drive to Darwin City and northern suburbs. The complex comprises 4 separate three-bedroom, two-bathroom single-level villas in a secure gated complex that were originally constructed circa 2016 and are situated upon a parent parcel of circa 1,218sqm. The complex currently generates a gross passing income of \$88,400 per annum, with the ability to increase to circa \$117,520 per annum following refurbishment and leasing out of Unit 3. The property is zoned 'Low-Medium Density' residential under the Northern Territory Town Planning Scheme 2020. Further features of the units include: - Open planned kitchen - Dining and Lounge - Fully air-conditioned - Tiled floors throughout - Built-in mirrored wardrobes - Internal laundry - Small private courtyard - Double carport - NBN ready

Unit 1, 9 Constant St: - Total Strata Area Under Title: 219sqm - Status: Tenanted - Passing Rental: \$560 per week - Lease Expiry: 01 April 2024

Unit 2, 9 Constant St: - Total Strata Area Under Title: 232sqm - Status: Tenanted - Passing Rental: \$580 per week - Lease Expiry: 24 April 2024

Unit 3, 9 Constant St: - Total Strata Area Under Title: 245sqm - Status: Vacant - Please note that this property has incurred severe fire damage and refurbishment will be required at the buyers cost.

Unit 4, 9 Constant St: - Total Strata Area Under Title: 267sqm - Status: Tenanted - Passing Rental: \$560 per week - Lease Expiry: 21 March 2024

For more information or to view the property please call Seth Chin on 0411 178 888 or Victor Harris on 0412 154 121.