

1 Court Road, Nambour, Qld 4560

House For Sale

Wednesday, 20 March 2024

1 Court Road, Nambour, Qld 4560

Bedrooms: 5

Bathrooms: 5

Area: 597 m2

Type: House



Emily Pendleton



Abi Rowlands
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Expressions of Interest Closing 12th April at 4pm

Emily Pendleton and Abi Rowlands from the RWC Northern Corridor Group are pleased to present 1 Court Road, Nambour to the market for sale by Expressions of Interest. This property is located in a prime Nambour location and boasts ample opportunity for investors and developers alike. Currently, it is a unique residential property featuring space for 5 tenants, all with their own bathroom, outdoor space and access point. The property is nestled in a Medium Density Residential Zone, providing ample opportunity for the property to be developed into a commercial asset or kept as a residential investment. The flexibility of the short term residential leases leaves this opportunity open to investors, developers and/or owner occupiers. Highlights of this property include:

- Internal floor area of 336m²*
- Land area of 597m²*
- Currently tenanted to 5 individual tenants
- Council approvals in place for boarding accommodation
- Medium Density Residential Zone
- Mixed-use area of commercial and residential properties close to the CBD
- Onsite car parking
- Current yearly income of \$89,960 (between 5 tenants)

For Sale by Expressions of Interest Closing Thursday 12th April at 4pm. Our dynamic and acclaimed team strategically operates from three well-positioned offices spanning the South East Queensland Northern Corridor, dedicated to serving clients in the SUNSHINE COAST, MORETON BAY & NORTH BRISBANE regions. For further information on this property please contact the exclusive marketing agents. *Approximately