

10/32 Marina Boulevard, Larrakeyah, NT 0820



Unit For Sale

Monday, 14 August 2023

10/32 Marina Boulevard, Larrakeyah, NT 0820

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 64 m2

Type: Unit



Nick Mousellis
0879180131

OFFERS OVER \$240,000

FOR ALL PROPERTY INFORMATION, please copy and paste the code below to your preferred web browser.<https://vltre.co/yyVwsR>Key Details: Body Corporate: Castle Body Corporate Management Body Corporate Rates: \$1,846.00 Per Quarter (Approximately) Council Rates: \$1350.00 Per Annum (Approximately) Easements: None Found Pets Policy - NO Pets Property Status: Leased at \$400 per week. Lease Exp. 30/11/24. NB. The property is sold with the lease in place. Sellers Conveyancing Agent: Tschirpig Conveyancing Unit Area: 64m² Year Built: 1995 Zoning: HR (High Density) Lift - Yes Swimming Pool - Yes This one is going to be popular with first home buyers, down-sizers, holidaymakers and investors and includes secure parking. Absolute premium location within the exclusive top end enclave of Cullen bay. This practical yet stylish one bedroom turn-key apartment enjoys wonderful marina views and is a short walk to the beautiful foreshore that has one of Darwin's best beaches and seascapes. It's also a short stroll to the boardwalk beside the marina boats, cafes, coffee lounges, boutique bars and harbour ferry. Hop on a scooter and you'll find yourself at Mindil Beach Resort & Casino, Mindil Beach Sunset Markets, Botanical Gardens, Golf Course/Tennis Centre and the city in less than 5 minutes. The well presented and spacious apartment is an excellent investment proposition that can also be used as a part or full time private residence. It is very appealing for those seeking a sea side or boating lifestyle, but still just a few minutes to just about every conceivable amenity. The complex includes a lovely resort style pool and other excellent facilities to aid the residents comfort and enjoyment. It is immaculate in presentation and upkeep. Situated on the 1st floor the apartment features include:

- Enjoy spectacular sunsets and marina night lights
- Spacious open plan living/dining area
- Fully air conditioned
- Secure basement parking
- 3 resort style pools, spa, barbecue and entertaining areas
- Opposite a fabulous foreshore & beach
- Short drive to Darwin City, schools, colleges and much, much more

A fantastic opportunity to secure your own slice of Cullen Bay Priced to sell this one won't last long