

104/111 Lindfield Road, Helensvale, Qld 4212

McGrath

Unit For Sale

Wednesday, 22 May 2024

104/111 Lindfield Road, Helensvale, Qld 4212

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 139 m2

Type: Unit



Tracey Ransom
0423157952

Offers Above \$900,000

Maximise your rental income with these two units on one Title. This is a rare find on the Gold Coast, situated on Level 1 of Helensvale Central Apartments, both units give you the choice of complete privacy or fantastic business exposure. Unit 104A (Lower level) offers 1 - 2 bedrooms, 1 bath, high ceilings with a huge private tiled terrace off both the living and main bedroom. Either move in or take advantage of a commercial lease opportunity with an existing medical professional, providing a net annual rent of \$44,200 inc GST. Unit 104B (Upper level) features 2 bedrooms, 1 bath and 2 balconies, one large private balcony with views to the east and a smaller private balcony off the main bedroom. This unit has high ceilings, open plan living and is accessed via stairs inside the shared secure front entrance. Currently residential tenants in place, generating a net annual rent of \$29,120. The units have no adjoining walls and no units above the upper level giving you complete privacy. Access to the two secure car parks are directly outside the unit entrance. You have many options with the added bonus of a very small Body Corporate consisting of only 6 apartments and an on-site manager. Sit back and enjoy the secure return on investment above 6%, rent both commercially or residentially, or live in one and operate your business in the other. Helensvale Central Apartments offers security and a range of amenities, including a swimming pool, BBQ area, secure underground parking for two vehicles, secure storage room and disability access to the building and Unit 104A (lower) apartment. Conveniently located with Helensvale Plaza Shopping Centre downstairs, walking distance to the Tram, Train, Westfield Shopping Centre and Helensvale Schools. Access to the M1 motorway is within 2 minutes from the apartments providing your gateway to the Gold Coast and Brisbane. This is an opportunity not to be missed. Contact Tracey 0423 157 952 today to arrange a private inspection. Disclaimer: All information (including but not limited to the property area, floor size, photos, price, address, and general property description) is provided as a convenience to you and has been provided to McGrath by third parties. Consequently, McGrath is unable to definitively attest to the listed information's accuracy. McGrath does not accept any liability (indirect or direct) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits arising out of or in any way connect with the use or dissemination of any information, or any error, omission, or defect present within the information as appearing on the Website. Information appearing on the Website should not be relied upon and you should attend to your own personal enquiries and seek legal advice (where required) with respect to any property on the Website. Please also note, the prices displayed on the Website are current at the time of issue but are subject to change.