

15 Balmoral Close, Mount Sheridan, Qld 4868

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Sold Block Of Units

Friday, 3 November 2023

15 Balmoral Close, Mount Sheridan, Qld 4868

Bedrooms: 8

Bathrooms: 4

Parkings: 4

Type: Block Of Units



For Sale By Owner RD
0488847018

Contact agent

The Phone Code for this property is: 19570. Please quote this number when phoning or texting. A quality block of neat and tidy units located in the Cairns southern corridor growth zone. Providing an excellent return of \$1,295.00 per week or \$67,340.00 per year after scheduled increase due in the very near future. Two detached two bedroom duplexes on one 1012 sq m title. These four units are in a sought after area and have been consistently, fully occupied. Features include: * A private entrance. * Fully air conditioned with split systems, the several of which are still under warranty. * Spacious bedrooms. * Open plan living. * Built in cupboards. * Shower/toilet. * Internal laundries, individual external and internal wash lines. * Fenced back yards. * Concrete drive way. * Lock up garage with roller door, as well as some off street parking. * The rear unit is the largest and has double access via a rear lane, with a sizeable back verandah and private garden and is fully fenced. Ideal for the investor to live in and manage the complex. * Attractive landscaped gardens are easy care. * Located in a peaceful and quiet area only one block from the town centre, and within walking distance to schools and beautiful parkland. * The complex is in excellent condition and very well maintained. NO BODY CORPORATE. **

*****With NO body corporate fees and a very attractive return of 7.4% pa on an investment of \$910,000.00 this opportunity provides an excellent income, with a future capital gain in popular and rapidly expanding growth area. For further information please contact the private sellers. Disclaimer: Whilst every care has been taken to verify the accuracy of the details in this advertisement, For Sale By Owner (forsalebyowner.com.au Pty Ltd) cannot guarantee its correctness. Prospective buyers or tenants need to take such action as is necessary, to satisfy themselves of any pertinent matters.