

**17/208 Grafton Street, Cairns North, Qld 4870**



**Sold Unit**

Tuesday, 21 May 2024

17/208 Grafton Street, Cairns North, Qld 4870

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 73 m2**

**Type: Unit**



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## Contact agent

Position perfect. Perched astutely in a top floor, corner location and boasting a phenomenal amount of cross breezes as well as an abundance of natural light, this CBD fringe, cracker is a perfect entry level home or solid, great returning investment and features fantastic airbnb potential. THE FACTS- Top floor, corner location- Plenty of natural light and incredibly breezy- Exceptionally convenient location, walking distance from everything- Westerly aspect with Mountain and City views- Generous sized rooms w/ built in robes- Fully ducted air conditioning plus split system- Incredibly solid, block construction throughout- Secure basement parking plus storage cage- 2 streets back from the Esplanade- 300 metres from Cairns Base Hospital

Stepping inside this cosy top floor property, you can instantly feel the potential at your fingertips. A perfect opportunity for some cosmetic improvements to add value but tidy enough to move right in immediately. Astutely positioned across the road from Cairns High, a mere 300 metres from the Cairns Base Hospital and just 2 streets back from the Esplanade, this tidy property is perfectly located for anyone who lives and works in the City or wants to capitalise on the incredible rental demands of the area.