

**1917/43B Knuckey Street, Darwin City, NT 0800**

**CENTRAL**

**Unit For Sale**

Friday, 8 March 2024

1917/43B Knuckey Street, Darwin City, NT 0800

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Unit**



Chris Clarke  
0889433077

**\$440,000**

To view webbook with more property information text 43BKS to 0488 810 057\* DUAL KEY SERVICED APARTMENT INVESTMENT OPPORTUNITY\* UNITS 1921 & 1922 LOCATED ON THE 19TH FLOOR WITH JOINING DOOR\* CURRENTLY MANAGED BY THE MANTRA HOTEL\* 2023 NETT INCOME \$27,049.07 Positioned on the 19th floor for the immaculate Manta complex on Knuckey Street in the heart of the CBD – this property is a show stopper with stunning views and sun drench balconies overlooking the city and ocean for as far as the eye can see. Located within the Manta Complex which hosts plenty of amenities including a pool (currently under renovation) along with a staffed reception desk, local restaurant and guest amenities – the property is walking distance to night life and café's in any direction – so drop the daily commute in favour of more free time to explore! Take the elevator to the 19th floor and down the hallway away from the bustle of the main strip are these TWO properties – joined by a central door or kept separate with each having its own front door and keyed access. Inside apartment 1921 is a large bathroom with a glass framed shower and floating vanity with built in storage space. There is a built in robe with safe and storage space on the adjacent wall. The apartment then opens up into a large bedroom / living suite with sliding doors at the far end opening onto the balcony to bask in the breezes and city views. This suite has a couch and TV with a study desk as well. Apartment 1922 has the mirrored bathroom with the benefits of the laundry facilities tucked in discretely behind the door. This suite also includes a built in robe with storage space and an open plan living / bedroom area with the added provisions of a small kitchen and a dining room. The sliding doors also open onto a separate balcony that enjoys the same city and ocean views. Add to the rental pool for the hotel to get great yields or use as a home away from home, holiday home or private residence. Spend your free time exploring the CBD, the nearby Duck Ponds or enjoying family time at the Water Front Prescient. The property is move in ready so take your lifestyle up a notch, you deserve it! Features to Love: • Home away from home, holiday home or private residence. • Put in the rental pool for the hotel for great yields • Located within the hotel complex with secure elevator to the 19th floor • Complex includes a swimming pool (under renovation) along with a gym • Staffed reception desk and hotel lobby with café and restaurants nearby • Two apartments joined by a central door – each with own access and key • 1921 has a bathroom and open plan living / bedroom area • 1922 has a laundry and kitchenette amenities • Both include sliding doors onto a private balcony with sea and city views • Kitchen has overhead storage space and a mini fridge, 2 burner and dishwasher • Both units include a built in robe with plenty of storage space • Carpeted flooring throughout except for the wet areas • Split A/C throughout – or open up for the sea breezes to whip through Council Rates: Approx. \$1680 per annum Area Under Title: 85 square metres Zoning: CB (Central Business) Status: Holiday Rental - Managed by Mantra Body Corporate: Whittles Body Corporate Body Corporate Levies: Approx. \$2,827 per quarter Vendors Conveyancer: LawLab Conveyancing Settlement period: 45 days Deposit: 10% or variation on request