

2/30 Antonino Drive, Rosebery, NT 0832



Unit For Sale

Tuesday, 5 December 2023

2/30 Antonino Drive, Rosebery, NT 0832

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Unit



Jacob Reynolds



Aja Coles
0497513826

OFFERS OVER \$430,000

Positioned in a small, pet-friendly complex of only three properties, this modern townhouse offers the perfect opportunity for easy-care living. Whether you're a downsizer or an astute investor, this property is tailor-made to suit your needs. Not only does it currently boast a tenant in place, paying \$600 per week until October 2024, but it's also situated in Palmerston—a location renowned for offering some of the best residential yields in the country. With a self-managed body corporate in place, keeping holding costs minimal, this property is the ideal investment opportunity. Nestled in a serene setting, this townhouse exudes a welcoming ambiance from the moment you step inside. Its spacious interior showcases impressive contemporary design, featuring soaring ceilings, large porcelain floor tiles, and high-end fixtures throughout. The open-concept living/dining zone seamlessly integrates with a superbly appointed kitchen. Equipped with soft-close fittings, ample cupboard space, and a convenient breakfast bar, this culinary haven also boasts a wall oven and integrated microwave. Throw open the expansive bi-fold doors to access the fantastic alfresco dining area and private backyard, perfect for entertaining guests or enjoying leisurely weekends. The generous layout comprises three bedrooms, two bathrooms, a powder room, and a study nook. Thoughtful storage solutions are integrated into the design, with a sizable cupboard under the stairs, a generous linen cupboard, and a storage locker in the double carport. Upstairs, two bedrooms with built-in robes ensure ample storage space, while the master bedroom on the lower level features an ensuite and a fully fitted-out walk-in robe, complete with quality Hafele pull-down clothes rails to maximize space. All bedrooms are equipped with air conditioning and ceiling fans to ensure comfort during the warmer months. Ideally located, this property offers easy access to amenities within walking distance. Cinemas and major retail centers in Palmerston are just a short drive away. Nearby Sanctuary Lakes Park provides opportunities for weekend adventures with the family, and a quick 25-minute commute takes you to Darwin's CBD.

Property Details: Year Built: 2012 Council Rates: \$1853 per year Area Under Title: 241m² Rental Estimate: \$600 per week Self Managed Body Corporate: Managed by unit owners Body Corporate Levies: \$230 per month, totaling \$690 per quarter Consolidated Trust Account: \$6589.16 Pet-friendly with no complex rules Vendor's Conveyancer: Tschirpig Conveyancing Preferred Settlement Period: 6 weeks Preferred Deposit: 10% Easements as per title: NA Zoning: Medium Density Status: Tenanted until October 2024

Don't miss out on this exceptional investment opportunity. Contact us today to arrange a viewing and secure your future in the flourishing Palmerston property market.

- 3 bed 2.5 bath townhouse - Small complex of 3 properties - Kitchen with integrated microwave - Covered timber deck & private yard - Double carport with storage locker - Features: high ceilings, study space - Walk to bus, schools, parks Call to inspect with The JH Team today!