

2/35 First St, Railway Estate, Qld 4810

Sold Unit

Monday, 27 November 2023

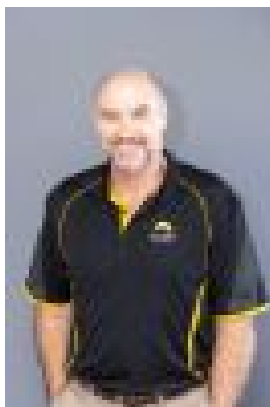
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Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Ian Clarke

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Contact agent

Introducing an exciting investment / 1st home buyer opportunity nestled in the heart of Railway Estate, 2/35 First Street is a two-bedroom unit that offers a low-maintenance lifestyle. With similar units in the area achieving over \$300 per week, this property is perfect for the savvy investor looking to expand their portfolio. Located in a neat looking complex of only five single level units, this tidy abode features built-in wardrobes and air-conditioning in the main bedroom and lounge, ensuring year-round comfort. The open plan living area is accentuated by the absence of carpet throughout, providing a seamless and low-maintenance atmosphere. Additional features of this property include a single car open garage, security screens, an internal laundry and a large storage room. Outdoors, a private courtyard offers a serene space for relaxation, while visitor parking ensures convenience for guests. This entry level property is simple in design and easy on the maintenance, very attractive & affordable body corporate fees coupled with strong rental demand make this a cost-effective investment choice. Don't miss your chance to secure this fantastic investment opportunity in a prime location. With neat & tidy interior appearance and low-maintenance appeal, 2/35 First Street, Railway Estate is set to deliver a desired return for the astute investor. Key Financial information- Low body corporate fees Administration \$1325 per year & sinking fund \$400 per year- Rates per half year \$1754.50- Expected rent returns \$300+ per week. Sold at AUCTION on Saturday 7th October at 10-00 am, Auction will be held onsite Auction terms "as is - where is" Deposit 5% of purchase price Settlement 42 days from contract date AUCTION PRICE FILTER This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes only.