

2/4 Millers Drive, Tugun, Qld 4224

DJSTRINGER

Sold House

Friday, 3 November 2023

2/4 Millers Drive, Tugun, Qld 4224

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: House



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\$796,000

Terrific opportunity to secure a private low maintenance (2) bedroom residence (just one of 2 only) within a 500m walk to the beach and local conveniences. KEY FEATURES: - Front courtyard entry- Tiled air-conditioned living area- Well-appointed kitchen w/ dishwasher- Master bedroom w/ BIR- 2nd bedroom w/ BIR- Bathroom w/ generous shower - Internal laundry - Large side paved courtyard, small grassy sections & fully fenced (safe for kids & pets)- Single automatic lock up garage w/ internal access DETAILS:- Land size - 506m² (shared side by side w/ other villa)- Rates - \$1,066.75 per half year- Shared Insurance with Unit (1) - \$1,848.00 per annum- Market Rent - in the vicinity of \$650 per week LOCATION: Your humble abode is located within a 500m walk to the beach and Tugun's thriving village, offering a smorgasbord of dining options and retail outlets to suffice most personal requirements. For surfers and beach lovers, you will enjoy miles of uncrowded powdery sand, peaky beach breaks & a peeling point break at Currumbin Alley to rip into at a moment's notice. The Gold Coast International Airport & Southern Cross Uni are within (5) minutes from home, as too the John Flynn Hospital. AGENT'S COMMENTS: This property offers the same feeling as a home albeit on a smaller scale and also provides a real sense of real estate ownership. Ideal for those starting out, downsizing or a great addition to any investment portfolio - it would also appeal to any age or mobility. One could also add value by cosmetic improvements, if so desired. Disclaimer: All information contained herein is gathered from sources we believe to be reliable. DJ Stringer Property Services Pty Ltd and its staff will not be held responsible for any act or omission arising from the accuracy of such material. We cannot guarantee its accuracy and interested persons should rely on their own enquiries. Such enquiries should include, but in no way limited & directed, to your legal representative, any local authorities, the Contract of Sale and in the event of a Unit, Strata Title or Community Title, refer to the Body Corporate, Community Management Statement & Disclosure Statement for any information on the property, Common Property & Exclusive use areas, that may directly or indirectly affect this property.