

2/94 Pashen Street, Morningside, Qld 4170



Unit For Sale

Wednesday, 8 May 2024

2/94 Pashen Street, Morningside, Qld 4170

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Kylee Harnisch
0738999999

Offers Over \$590K

Tucked to the rear of a secure complex of 6 and capturing a gorgeous green backdrop, this lovely ground floor apartment offers an easy-living haven where outside and in connect beautifully. Liveable as is, with exciting potential to renovate and really make it shine, it's brilliantly located among some of the inner-South's most tantalizing dining options, just steps from Hawthorne Garage and Morningside's famed Flour & Chocolate Patisserie. Bathed in golden Northerly sunshine, a clever layout showcases an easy flow from the open plan living, dining, and kitchen onto a cute front patio, and a gorgeous garden courtyard wrapping its frame. Tucked privately away, two well-sized bedrooms both boast balcony access, with lush outlooks over the communal lawns and established citrus beyond. Sharing only one wall, it's incredibly quiet and private, with easy access from the single lock-up garage to the front courtyard, and side gated access to the communal gardens adding a fantastic layer of ease. Currently occupied by a reliable, long-standing tenant who would love to stay, it's leased until September 2024, with options to renew whilst your plans unfold. Highlights:

- Low body corp fees at \$3025 per annum approx
- Bright North-to-rear layout capturing cooling cross-flow breezes
- Gated access to communal lawns at rear, direct access from garage
- Both bedrooms feature built-ins and balcony access
- Secure intercom entry, complex of 6

Capturing every advantage of Morningside living, this fabulous address is a short stroll from local gyms, Morningside State School, leafy Jack Espen oval, and Cineplex Hawthorne, plus cute cafes lining Wynnum and Riding Road. Morningside Central shopping centre is within easy reach, as are a number of city-bound transport options including buses, Morningside Train station, or Hawthorne Ferry Terminal. Rates \$481p.q approx Water Rates - \$352 p.q approx