

**224/129 Flynn Circuit, Bellamack, NT 0832**



**Unit For Sale**

Thursday, 14 March 2024

224/129 Flynn Circuit, Bellamack, NT 0832

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 87 m2**

**Type: Unit**



Jacob Reynolds  
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## FOR SALE

Discover a remarkable property nestled in the vibrant locale of Bellamack. Positioned on the first floor of a secure complex boasting 70 units, this gem offers the perfect blend of convenience and comfort. This contemporary unit welcomes you with an open plan kitchen and living area seamlessly flowing onto a balcony, perfect for enjoying the serene surroundings. With split system air conditioning and ceiling fans throughout, comfort is assured regardless of the season. Boasting 1 bedroom, 1 bathroom, and a dedicated car space, this unit caters to your every need. Indulge in the resort-style living with access to a barbeque area and a refreshing pool within the complex. Whether you seek relaxation or entertainment, this community has you covered. Convenience is key with a plethora of amenities at your doorstep. Enjoy easy access to on site cafes and restaurants, ideal for mid-week dining or casual coffee catch ups with friends. For those commuting, a short stroll takes you to the nearby bus stop. Families will appreciate the proximity to Forrest Parade School, with additional educational facilities like Palmerston College within easy reach. Plus, major shopping, cinemas, and more await just a ten-minute drive away in central Palmerston. Year Built: 2016 Council Rates: \$1611 per year Area Under Title: 87m2 Rental Estimate: \$390-\$430 per week Body Corporate company: Castle Real Estate & House - Daniel Ferguson Body Corporate Levies: \$2,020 per quarter Pet friendly: With permission from Body Corporate Vendor's Conveyancer: HWL Ebsworth Lawyers Preferred Settlement Period: ASAP Preferred Deposit: 10% Easements as per title: None Zoning: Commercial Status: Vacant The Sinking fund: \$195,897.35 The Administration fund: - \$155,418.32 - Located on level one - Open plan kitchen and living area - Split system air conditioning - Ceiling fans throughout - Balcony flowing off living area - Shared swimming pool and bbq facilities - Close to local schools and bus stop - Easy access to dining and restaurants Call to inspect with The JH Team today!