

25/3 Tarakan Court, Johnston, NT 0832



Unit For Sale

Friday, 20 October 2023

25/3 Tarakan Court, Johnston, NT 0832

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Unit



Jacob Reynolds
0499990981



Umesh Patel
0404748528

NEW PRICE \$275,000

Located in a prime position, this easy-care one bedroom villa with integrated mobility features offers exceptional value in the current market. Situated in a secure pet friendly complex with a pool, this property is easy walking distance to bus, local schools and parks. A marvellous opportunity for retirees looking for a fabulous low maintenance way of life and with just a handful of rentals currently available in this area savvy investors are sure to reap immediate rewards. Whatever you're seeking, this one is sure to impress. Enjoy level access via the pathway to be greeted by fresh and airy, well-maintained interiors, just waiting for your personal touches. A light, bright and spacious open plan living and dining zone is complemented with a kitchenette, well-equipped with electric cooktop, oven and rangehood. Relax here in this heart of the home, while complementing this social hub is a large bedroom and the huge bathroom has safety rails, wheel-under vanity and a fully accessible shower. Offering urban living at its absolute best this property commands a central position, with the bus stop 100m from your door and local parks, schools and Zuccoli Plaza within easy reach. Beautiful Sanctuary Lakes Park is a few minutes from home for weekend walking or cycling, and major shopping options, cinemas and more are a five minute drive away in Palmerston. Access to the Stuart Highway is close by, for a 25 minute commute to Darwin's CBD or the airport for a well-deserved getaway. Year Built: 2017 Council Rates: \$1853 per year Area Under Title: 702m² Body Corporate company: North Management NT - Anup Salvi 08 8981 3788 Body Corporate Levies: \$919.12 Pet friendly: yes upon application & approval from Body Corp Vendor's Conveyancer: HWL Ebsworth Lawyers Preferred Settlement Period: 30 Days Preferred Deposit: 10% Easements as per title: Sewerage easement to Power and Water Zoning: Low-Medium Density Residential Status: Tenanted until 10/03/25 The sinking fund: \$42,530.82 Administration fund: \$451 - Freestanding 1 bed villa with level access - Secure pet friendly complex with pool - Low maintenance lifestyle to suit downsizers - Large living/dining with well-equipped kitchen - Bathroom with fully accessible shower - Rates \$1853 per yr Body Corp \$919 per qtr - Easy walk to bus, parks & schools - 5 mins to shopping & amenities in Palmerston Call to inspect with The JH Team today!