

27 Trackson Street, Alderley, Qld 4051

Block Of Units For Sale

Wednesday, 10 January 2024



27 Trackson Street, Alderley, Qld 4051

Bedrooms: 12

Bathrooms: 6

Parkings: 8

Area: 809 m2

Type: Block Of Units



Savva Koulouris
0431208199



Michael Garcia
0434887987

Price By Negotiation

Calling all investors – this is your chance to capitalise on a lucrative venture boasting an exceptional position and outstanding returns. Located on the Alderley/Newmarket border just 15 minutes from the CBD, this 6-unit complex presents a prime opportunity with gross returns of \$137,280 annually. Strata-titled and exceptionally maintained with sturdy brick construction, the building is fully tenanted and presents a hassle-free investment. Each unit boasts 115sqm of living and a functional floor plan with 2 bedrooms, 1 bathroom, lock-up garage, dual balconies and city glimpses. Located on an 809sqm block in a quiet position at the end of the street, the site offers phenomenal potential to redevelop with a new apartment complex or subdivision (STCA). Offering every lifestyle convenience on your doorstep, Sedgley Park and the local dog park are up the road, and you can walk to Banks Street Reserve and Newmarket Olympic Pool. Travel is easy with Alderley station 900m away, Newmarket station 1km away, and the CBD accessible in 15 minutes. Just steps to Newmarket State School, 1km to Newmarket Village and the Alderley shopping precinct, 2.9km to QUT Kelvin Grove and 4km to RBWH – this location ticks all the boxes. Unit features:- 6x 115sqm units within a secure, brick complex- All units feature 2-bed, 1-bath, 1-car- Open living area with natural light and airflow- Dual balconies with hillside and city glimpses- Functional kitchen with scenic outlooks- 2 bedrooms with built-in robes- 1 bathroom with a separate toilet- Oversized lock-up garage with laundry- Air-conditioning in the main bedroom- Secure access with intercom entry

Contact agent for full information memorandum. Disclaimer This property is being sold by auction or without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes. Disclaimer: We have in preparing this advertisement used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement.