

**39/26 River Street, Mackay, Qld 4740**



**Sold Unit**

Friday, 27 October 2023

39/26 River Street, Mackay, Qld 4740

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Area: 102 m2**

**Type: Unit**



Leanne Druery  
0412758727

**\$360,000**

Bright and Breezy Apartment with Beautiful Lagoon and River Outlook Whether you're searching for a stylish downsizer, coastal weekender or savvy investment, this light and airy unit will meet the brief. Positioned on the 6th floor of the "Rivage Apartments", and boasting a prime CBD location, it overlooks a scenic tapestry that includes Canelands Park, Bluewater Lagoon, and the mighty Pioneer River. Beautifully bright and breezy, this two bedroom, two bathroom unit is well-maintained and enjoys a centrally placed modern kitchen. A living and dining zone flank either side, with large-scale slider doors opening up to create an easy flow between the lounge and balcony. Generously proportioned, this alfresco area also opens into the main bedroom (appointed with an ensuite) and provides a picturesque backdrop for relaxation or entertaining. Additionally, residents benefit from a 25m saltwater pool, spa and gym onsite, plus secure parking for two cars is provided.

Property Specifications:

- Beautifully light, bright and breezy unit in a prime CBD location
- Overlooking the Bluewater Lagoon, Canelands Park and Pioneer River
- Nestled on the 6th floor of "Rivage Apartments"
- Walking distance to Caneland Central shops, restaurants, cafes, tourist attractions and more
- Modern kitchen with Caesarstone benches and island
- Living and dining zones flank either side of the central kitchen
- Spacious main bedroom with mirrored built-in robes, ensuite, balcony access and water views
- Second bedroom also with mirrored built-in robes
- Stylish main bathroom, includes laundry amenities
- Generously proportioned balcony with parklands, lagoon and river views
- Ducted air-conditioning throughout
- Onsite amenities include a 25m saltwater pool, spa and gym
- Parking for two cars plus storage cage
- Rental appraisal approx. \$650 per week and rates approx. \$1800 per half year.

- Admin Fund, Sinking Fund and Insurance = \$5,264.33 per quarter

Why make Mackay your first choice in suburbs? Mackay is a prime inner-city location where everything you need is within easy reach. Leave your car at home and experience the freedom this location brings - take in a show at the Mackay Entertainment and Convention Centre, shop up a storm at Caneland Central or be spoilt for choice with a tempting array of restaurants and cafes close by. The Bluewater Lagoon is also on your doorstep, or enjoy a riverside stroll. Schools and the showground are also close, with Town Beach under 4km away. You won't want to miss this enviable property opportunity - contact The Leanne Druery Team from RE/MAX Select and arrange your inspection today. Leanne Druery - 0412 758 727 or Ash Ryan - 0487 114 760.

Disclaimer: All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.