

4/10 Macilwraith Street, Manooora, Qld 4870

Sold Unit

Friday, 3 November 2023

4/10 Macilwraith Street, Manooora, Qld 4870

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 178 m2

Type: Unit



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\$487,000

With less than six months remaining on the tenancy, presently in place until March 2024, owner occupiers can now take advantage of the home transfer duty concession. Providing the current tenant vacates within six months and the new owner moves in within 12 months, this property now offers significant government concession savings. Coming in at 178sqm on title, there is also an exclusive use courtyard, this property is bigger than many houses. Located at the rear of the complex in a small development of four, this modern, lock up and leave property provides comfort and convenience less than 5km from the Cairns CBD. Downstairs Features Include:- Modern kitchen with breakfast bar, ample storage space, quality appliances with electric cooking, dishwasher and pantry- Open plan living and dining with undercover patio extending from the living area- Internal laundry and separate third toilet, great storage under the staircase- Wrap around, fully fenced, exclusive use courtyard- Single remote-controlled lock up garage space with second carport space and a 3sqm roller door storage shed Upstairs Features Include:- Master bedroom with walk in wardrobe, ensuite with walk in shower - Three further good-sized rooms with built in wardrobes- Main bathroom with walk in shower- Split system air-conditioning and security screens throughout, tiled living, carpeted bedrooms- Currently tenanted at \$460 a week until 18/03/2024 - Body Corporate Fees \$4,416 per annum as at 28/02/2023- Council Rates approximately \$2,650.00 per annum- "Figtree Court" was built in 2018, the townhouse downstairs is 55sqm internally with a 11sqm patio, carparking 40sqm and 3sqm storage. Upstairs it is 69sqm. Total = 178sqm Only 650m to Cairns West State School, 1.3km to Raintrees Shopping Centre and a 12 minute drive to Cairns International and Domestic Airports. The Cairns CBD and Esplanade precinct are only 4.5km away. Don't miss out on your chance to inspect call David Hall on 0491 332 700 today!