

# 4/10 Mannikan Court, Bakewell, NT 0832



## Unit For Sale

Friday, 8 March 2024

4/10 Mannikan Court, Bakewell, NT 0832

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 91 m2

Type: Unit



Rachel Baldock  
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Tim Mackenzie

## PRICE GUIDE \$249,000

Those in the market searching for affordability and convenience, then 4/10 Mannikan Court, Bakewell is a must see. A delightful two bedroom, one bathroom unit located on the second floor in a secure gated complex. Nestled in a prime location, this residence offers a perfect blend of comfort, security, and convenience. With a total of 91 square metres under title, this property is perfect for those wanting to hop off the rental round about. The apartment is spaciouly designed with a generously proportioned open plan living and dining area that spills out to the balcony, overlooking a beautiful green screen. You will love sitting on this balcony with a back-drop of sunsets. A full-size kitchen is the centrepiece of the living and dining area, hard wearing laminate benches and providing ample cupboard space, with electric oven and cooktop as well as space for a dishwasher, it's the perfect area for the culinary expert in your home. The master bedroom is spacious and includes a "Jack and Jill" style ensuite as well as ample wardrobe space and complimented by having access to the balcony. Fully tiled throughout as well as being fully air-conditioned and recently painted, this secure and quiet apartment also offers an opportunity to those ready to own. An exceptionally light, spacious and well-designed apartment with a fabulous floorplan. With the local shopping complex across the road, convenience has never been more available there here. Ideal for both owner-occupiers who are project driven and wanting to improve value or investors alike. RATES: \$463.25 per quarter (approx.) ZONING: MR (Medium Density) LAND AREA: 91 m<sup>2</sup> DWELLING AREA: 79m<sup>2</sup> YEAR BUILT: 1998 RENTAL APPRAISAL: \$400 - \$420 per week (approx.) BODY CORP: Altitude Management - \$1,100 per quarter (approx.)