

4/11 Tropic Court, Port Douglas, Qld 4877



Unit For Sale

Thursday, 16 May 2024

4/11 Tropic Court, Port Douglas, Qld 4877

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 106 m2

Type: Unit



Shane Wight
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Auction

Stroll to famous Four Mile Beach from this roomy residential townhouse that is vacant and ready to welcome new owners. Make it your new permanent home, holiday property or take advantage of the buoyant rental market and add it to your investment portfolio. As one of only seven in the Green Gables complex, this two-storey townhouse has everything you need for comfortable tropical living, including solar to minimise your electricity bills. The poolside front patio prefaces the entry into the light, bright, open plan lounge and dining space that is complemented by the full-sized kitchen with its upright oven/cooktop, dishwasher, dual sinks and ample benchtop and storage space. The combination of air conditioning, ceiling fans, easy care tiling and large sliding doors will help ensure your comfort at all times. An integrated laundry and powder room completes the offering downstairs. Upstairs, the two generously proportioned bedrooms have been finished with attractive hybrid vinyl flooring and also feature air conditioning, ceiling fans and built in wardrobes. The master also enjoys direct access to the large, breezy, pool-view balcony. Located between the two bedrooms, the main bathroom provides both bath and shower options for maximum convenience. Outside, the compact back yard is fully fenced and also includes a small patio space that is screened from the elements by a modern shade sail. The refreshing centrally located pool completes this attractive package that is also within comfortable strolling distance of the local takeaway, bottle shop, restaurant, cafe and tavern.

Property overview:- Vacant and ready for new owners - Freshly painted - 2 bedrooms and bathroom upstairs- Balcony- Aircon and fans throughout - Screened windows- Spacious lounge and dining area- 2nd toilet and laundry downstairs- Private yard- Solar to reduce your electricity bills- Low Body Corporate fee- Only 7 townhouses in the complex- Shared pool - Walk to the beach and tavern - Short drive to town

We can help you with all aspects of the auction process, from lending and loan requirements to being negotiable with deposit and settlement. Please ask how we can make the process and purchase easy and stress free. We're set to go under the hammer on Friday 7 June at 5.30 pm ONSITE, so for all the details or to request an inspection, contact Shane on 0409 417 316 or swight.portdouglas@ljhooker.com.au

Please note: some images have been staged with furniture to show potential use. This auction will be held on site and online via Realtair on Friday 7 June at 5:30pm (unless sold prior to auction). The property is being sold via auction / without a price and therefore a price guide cannot be provided. Websites may have filtered the property into a price bracket for website functionality purposes.