

**4/92 Nudgee Road, Hamilton, Qld 4007**



**Unit For Sale**

Wednesday, 22 May 2024

4/92 Nudgee Road, Hamilton, Qld 4007

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Unit**



Ashley Robinson  
0731571841

## For Sale

This property offers a convenient location and a range of features appealing to both renters and potential buyers. Here's a detailed breakdown of the unit's key attributes: Features\* 2 double bedrooms, both equipped with air conditioning.\* Main bedroom includes a walk-in robe.\* 2 bathrooms, adding convenience for residents and guests.\* Air-conditioned lounge and dining area, ensuring comfort year-round.\* Large balcony accessible from the living area, providing outdoor space for relaxation or entertaining.\* Galley-style kitchen featuring granite bench tops, offering a stylish and functional cooking space.\* A rear balcony that services both bedrooms, providing additional private outdoor space.\* Intercom security system for enhanced safety.\* Lockup garage, providing secure parking and storage. Current Rent: The unit is currently rented for \$475 per week, making it a viable investment opportunity. This north-east corner unit is well-appointed with modern conveniences and positioned in a highly sought-after area close to key amenities. Whether for investment or personal use, the combination of location, features, and current rental yield makes it an attractive option.\*\*Disclaimer:\*\* Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.