

6/402 Zillmere Road, Zillmere, Qld 4034



Unit For Sale

Wednesday, 3 January 2024

6/402 Zillmere Road, Zillmere, Qld 4034

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 111 m2

Type: Unit



Daniel Waters
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Jacob Ball
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For Sale Now

Positioned just a stone's throw away from the train station, local shopping and medical facilities, this well-appointed apartment is an absolute stand out property and has been priced to sell immediately. Special Features include -

- Privately positioned on the 3rd level of small, well maintained complex with secure entry door and intercom. There are only 7 apartments in the complex.
- The spacious open plan lounge/dining area interacts seamlessly with the kitchen and covered balcony
- A large kitchen offering an abundance of bench space and storage, plus an electric cook top, oven and dishwasher
- Two sizeable built-in bedrooms
- Neat and tidy bathroom with shower over bath and separate toilet
- A lovely south facing balcony is perfect for a morning coffee and captures some pleasant suburban views
- Single lock-up garage provides secure vehicle accommodation
- Very reasonable body corporate fees
- Fans, security screens and blinds
- The location is absolutely perfect - Just 12 km to the CBD, a 4 minute walk to the train, a 10 minute drive to Westfield Chermside Shopping Centre and 50 metres to the local shopping precinct which includes an IGA, pharmacy, Australia Post and a medical centre

Well-appointed and incredibly spacious, you will be impressed from the moment you step inside! Be certain to arrange an inspection before it's too late - this is a fantastic opportunity at an entry level price.

Quick Facts:

- Year Built: Circa 1990's
- Apartments in Complex: 7 Units
- Position in complex: 3rd level with a south facing aspect
- Council Rates: Body Corporate Fees: \$846 per quarter approx.
- Sinking Fund Balance: \$33,165.64 (As at December 2023)
- Current Rent Arrangement: Leased until 29 January 2024 (periodic after this date) for \$350 per week.

Market rent is circa \$375-400 per week.