

**64/3-11 Water Street, Cairns City, Qld 4870**



**Apartment For Sale**

Saturday, 13 January 2024

64/3-11 Water Street, Cairns City, Qld 4870

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Area: 83 m2**

**Type: Apartment**



Jackie Galvin

**\$345,000**

Located in the popular Southern Cross Atrium Apartments is this beautiful Third Level Superior Apartments. Fully Furnished and returning an outstanding income for its current owner in one of Cairns most desirable central locations. THE FACTS - Southern Cross Atrium Apartments Cairns is a Expertly Well Maintained Gated Complex with 24 Hour Onsite Management - Dual Key Apartment comprising 2 x Fully Furnished Self Contained One Bedroom Apartments - Each Apartment boasts One Bedroom with Ensuite, separate Lounge and Kitchen with Large Outdoor Balcony - Modern Kitchens with Hotplates and one of the units has Dishwasher Drawers - Modern Bathrooms with Walk-In Showers - Split System Air- conditioners - Shared Laundry located in the Entry of the Apartment - Income streams from Semi-Permanent Letting - Five Swimming Pools (Including a Heated Swimming Pool), Gymnasium, Sauna, Car Parking - Build Year : 2004 - Council Rates : Approx. \$2700 / year - Body Corporate : Approx. \$6122 / year - Rental Appraisal : Currently achieving \$680 / week (Combined). Good positive returns for prospective investors. Call or Email to view.