

8/105 Old McMillans Road, Coconut Grove, NT 0810



Unit For Sale

Thursday, 16 November 2023

8/105 Old McMillans Road, Coconut Grove, NT 0810

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 163 m2

Type: Unit



Billy & Nida

\$388K NEGOTIABLE

UNIT 08 / 105 OLD MCMILLANS ROAD, COCONUT GROVE 0810 DEAR ALL POTENTIAL BUYERS, I WOULD LIKE TO CORDIALLY INVITE YOU TO ATTEND THIS WEEKENDS OPEN HOME INSPECTION OR BOOK YOUR OWN PRIVATE INSPECTION AS I DON'T WANT YOU TO MISS OUT ON THIS RARE OPPORTUNITY. ATTENTION ALL FIRST HOME BUYER'S DOWN SIZER'S LUCRATIVE INVESTMENT OPPORTUNITY LOCATED IN A PREMIUM LOCATION COASTAL LIVING/ EXPERIENCE THIS PROPERTY KEY POINTS INCLUDE ; - Nightcliff Coastal living - LOCATION, LOCATION, LOCATION- Boutique ground floor village complex of 9 - 2 spacious bedrooms- Both bedrooms with build-in robes and mirror doors- 1 Bathroom- 1 Laundry separate- Open plan living/dining & kitchen- Kitchen - - Granite stone bench tops - 4 burner electric cook top - 600 x 600 Oven - Dishwasher recess - Window for fresh air ventilation - Over head cupboard for extra storage - Exhaust Fan - Out door under cover verandah - Light the BBQ up and entertain guests - Room for pets and children to play around - Nothing better than a beer or a cuppa/coffee in the morning outside - Linen Cupboard - Split System Air Conditioned throughout- Down Lights - Tiled throughout- 2 bay car park - NBN Ready - NEARBY LOCATIONS AND AMENITIES; Nightcliff Foreshore walking tracks and coast living SUBURB Nightcliff Primary School, Nightcliff Middle School, Essington Private School & Saint Paul's Catholic Private School Nightcliff Shopping Village or Jape Home Maker Village Restaurant & Pubs - BeachFront Hotel, Foreshore Cafe/Restaurant, Swimming Pool, Sunday Markets, Mobile Beach vans while & Foreshore tracking are some Airport Royal Darwin Hospital Darwin City Nightcliff Boat Ramp DEAR BUYERS THIS PROPERTY IS IN A VERY POPULAR LOCATION, PERFECT SUBURB TO START A FAMILY, RENTAL RETURN OPPORTUNITY IS AT A PREMIUM & AVAILABLE FOR THE FIRST HOME BUYER. SO PLEASE, I URGE YOU TO GET IN TOUCH WITH ME DIRECTLY SO I CAN HELP WITH YOUR ENQUIRIES, BOOK A PRIVATE INSPECTION, OR MAKE IT TO OUR WEEKLY INSPECTION SO I CAN GUIDE YOU THROUGH THE PROCESS TO PURCHASE YOUR NEW HOME. ADDITIONAL INFORMATION: Body Corporate Manager: Whittles Council Rates: \$380 per quarter Body Corporate: \$1,500 per quarter Area under title: 163m² Status: Vacant Possession Rental: \$450 to \$480 Per Week Settlement Period: 30 to 60 days or variation upon request Deposit: 10% or variation upon request Easements: NONE