

Address available on request, Windsor, Qld 4030

Place. 

Sold Apartment

Friday, 10 November 2023

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Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 100 m2

Type: Apartment



Dean Dederer
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Contact agent

This exceptionally well located apartment located in the sought-after North Brisbane suburb of Windsor, is a standout for an investor. Currently leased to Defence Housing Australia (DHA) and for sale on behalf of a DHA lessor. Rented at \$435 per week, the lease has over 1 year remaining, expiring on 29/10/2024, plus 1 x 3 year option (at DHA's discretion). Be quick, as this desirable property will not last!

Apartment Features

- Located in a 33 apartment complex.
- 2 built-in bedrooms with ceiling fans and 2 bathrooms.
- Master bedroom includes air conditioning and ensuite.
- Expansive open plan living space serviced by a well-appointed kitchen.
- Dedicated secure basement car park.
- Covered private balcony.
- Close to parkland, sports fields, schools, café's and shopping facilities.
- Only 4km from the CBD with easy access to the Bruce Hwy and public transport.

DHA LEASE SUMMARY: Lease edition: Edition 6C Lease end date: 29/10/2024 Rent for 2023: \$435 per week Lease option: 1 x 36 month option Right to vary: 1 x up to 12 months Reduction and 1 x up to 12 months Extension (Note the option and right to vary is at DHA's discretion)

DHA LEASE BENEFITS DHA guarantee to pay the rent 52 weeks per year even if the property is vacant. Rent is paid a month in advance and is reviewed in December every year by An independent registered valuer. DHA Property Care, an all-inclusive service fee, covers a range of property related services. The property is cleaned at the end of each tenancy period. The lessor may also be entitled to a lease-end make-good (refer to the DHA Lease Agreement)

Visit www.dha.gov.au to learn about the benefits of investing in DHA property. In accordance with DHA regulations we advise that this property will be available for private inspection only and to prequalified buyers only. Photos are supplied under agreement by DHA and are for illustration purposes only. Place Projects accept no liability for any errors or omissions in information supplied by third parties. To receive a copy of the Information Memorandum, or to arrange a private inspection, contact your DHA specialist agent at Place Projects, Dean Dederer on 0429 433 018 or deandederer@eplace.com.au