

**10/378 McLeod Street, Cairns North, QLD, 4870**

**RayWhite**

**Apartment For Sale**

Friday, 16 August 2024

10/378 McLeod Street, Cairns North, QLD, 4870

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**

## Spacious Top-Floor 3-Bedroom Apartment | Northshore Luxury Apartments

Ideally positioned on the top floor of the bespoke Northshore Luxury Apartments, this spacious 3-bedroom, 2-bathroom property offers a unique 131m<sup>2</sup> layout. Conveniently located on the city fringe, it seamlessly blends classic Queenslander charm with a contemporary open-plan design, all within a secure complex that includes a pool.

Features Include:

- Three generously sized bedrooms with built-in wardrobes and air conditioning
- Master bedroom with built-in wardrobe, en-suite, air conditioning, and direct access to the large undercover entertaining area
- Contemporary bathrooms complete with stone benchtops and ensuite to master
- Expansive undercover entertaining area with mountain views
- Modern kitchen with gas cooktop, stone benchtops, ample bench and storage space plus dishwasher
- Timber floors in the open-plan living and dining areas with air conditioning
- Family-sized bathroom with a shower over the bath
- Internal laundry
- Designated car space in a shared carport with allocated storage room
- Inground swimming pool
- Boutique complex of 10 apartments
- Fully fenced and secure gated complex with keyless entry to main entrance
- School catchment for Cairns State High School and Edge Hill Primary School

For investors, the details are as follows:

- Price: Contact Agent
- Rental Appraisal: \$650 - \$670 per week (Tenants already in place on a fixed lease until September 2024)
- Rates: Approximately \$2,900 per year
- Body Corporate Fees: Approximately \$6,710.70 per year
- Number of Lots in the Complex: 10
- Year Built: Approximately 2005
- Zoning: Medium Density Residential

This is an opportunity not to be missed!

Contact 'The Ray Murphy Team' today to register your interest! A minimum of 24 hours notice required due to tenancy.

Disclaimer: All information contained is gathered from sources we believe to be reliable. In preparation of this advertisement our best endeavours have been made to ensure the information contained is true and accurate. However, we accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements contained. Prospective purchasers are encouraged to make their own enquiries to verify the information contained in this advertisement. Professional photos taken prior to the tenants moving in.