

4/29 Derby Street, Coorparoo, QLD, 4151



Apartment For Sale

Saturday, 10 August 2024

4/29 Derby Street, Coorparoo, QLD, 4151

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment

Ideal Coorparoo Buying - Small Complex of 8 Units

***Please scroll down to find financial information about this property**

Why you'll love it:

Ideally positioned in a small complex of 8 units, this light and bright apartment presents a fantastic opportunity to enjoy low-maintenance living in a convenient Coorparoo location. Ripe for renovation, this mostly original home features two cosy bedrooms and a carpeted, open-plan living area that extends to the breezy balcony, there's plenty of room for relaxed living. Centrally located within easy walking distance of transport, shopping, and dining, and just 6km from Brisbane CBD, this apartment is the perfect urban retreat.

Key Features:

- Well-appointed apartment in a block of only 8 units
- First floor position
- Two carpeted bedrooms with built-in robes, master featuring air conditioning
- Carpeted main living kept comfortable through split system Aircon
- Combined bathroom and internal laundry, separate toilet
- Good-sized kitchen with electric upright cooker
- Good sized Balcony with a smaller balcony off the dining room
- Large single car lock-up garage
- Metres away from city-bound busses for hassle-free commuting
- Walk to Coorparoo Square and Marketplace, Dendy Cinema
- 5-minute drive to the vibrant Stones Corner dining precinct
- Walking distance to Villanova College and Loreto College
- Add value through renovation effortlessly

Best suited for:

Owner-occupiers looking to enter the market in a convenient city location or investors seeking a low-maintenance property with proven rental returns and capital growth potential.

Council Rates: \$506 approx. per quarter

Water Rates: \$230 approx. per quarter (excluding water usage)

Strata Levies: \$745 approx. per quarter

Total Sinking Fund: \$12,821.12