

17 Grimshaw Street, Parramatta Park, Qld 4870



Block Of Units For Sale

Thursday, 4 July 2024

17 Grimshaw Street, Parramatta Park, Qld 4870

Bedrooms: 8

Bathrooms: 5

Area: 411 m2

Type: Block Of Units



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Contact Agent

Great income producing opportunity awaits savvy investor looking to substitute the busy city life for lifestyle location, plus income. Hesitation will result in disappointment. Jump into the Cairns property market before you are priced out as this unique property provides the perfect opportunity to combine lifestyle and business. As the Cairns market presents superb value for investors, you do not want to miss this one. The property consists of 4 units registered on one title, so your options cover all available rental income opportunities such as AirBnB, short term and long term tenancy options. You can even live upstairs and work from home and rent out downstairs if you please. Currently rented out short-term on AirBnB and Booking.com as 4 separate units. The owner has a separate office downstairs where they spend a couple of hours in each morning sorting out check-ins and check-outs. The location of 17 Grimshaw Street is second to none as it is only a 3-minute walk to Cairns Central Shopping Center and 10 minutes to the Esplanade of Cairns City, which is why occupancy is very high all year round. They receive one only electricity bill which is very cheap due to the large 12.96kw solar power system.

Unit 1: Upstairs - 4 bedroom unit • 2 bathrooms • Combined kitchen/dining with ample storage and bench space • 2nd living space opens from the kitchen • Four carpeted bedrooms with ceiling fans and air-conditioners • The unit can also be joined up with unit 2 • Rents out at \$500 per night • Shared laundry facilities

Unit 2 : Upstairs - 2 bedroom unit • Well sized kitchen divides the 2 bedrooms • Well appointed bathroom • Separate front entrance • Shared laundry facilities • Fully Air-conditioned • \$165/night (3 night minimum)

Unit 3 : Downstairs - 1 bedroom unit • Modern kitchen • Combined tiled living and dining area • One large tiled bedroom with double and single bed • Shared laundry facilities • Shower and toilet facilities • Side access entry • \$120 per night (3 night Minimum) • Fully air-conditioned

Unit 4: Downstairs - 1 bedroom unit • Combined tiled living and dining area • Kitchen with ample storage; electric oven and cooktop • Large bedroom with double and single bed • Shared laundry facilities • Shower, toilet and vanity with storage

Further information on price, utilities cost and turnover are available on request via email to Lance Richards from Property Shop Cairns. A once in a lifetime opportunity to secure this ideal investment property. What a great return!