

31 Arthur Street, Mermaid Beach, QLD, 4218

Harcourts Local

Duplex Semi-detached For Sale

Wednesday, 14 August 2024

31 Arthur Street, Mermaid Beach, QLD, 4218

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: Duplex Semi-detached

PERFECT PORTFOLIO BOOST IN PREMIER BEACHSIDE SUBURB

Sitting just 220m from the golden sands of Mermaid Beach, this lowset brick duplex boasts incredible opportunity for investors seeking the perfect portfolio boost. Offering the option to buy the entire package and open up a world of opportunity to live in one whilst renting the other or rent both, this enticing investor package is enhanced by a premium location in a fabulous beachside community!

Nestled in a classic brick single-level layout, there are two units to choose from with each offering move-in comfort. Both provide open-plan living and dining with central kitchens well-appointed for immediate use, whilst also offering scope to add value as desired. There are two bedrooms in each unit, as well as one well-appointed bathroom in each and an internal laundry.

Side courtyards offer private alfresco space for occupants whilst at the rear, a large communal open-air patio is at the ready. Additional features include a private entry plus single lock-up garages.

Boasting tremendous opportunity to add value, live, invest, rent, or a combination of it all, this is a dream market find!

Location wise, growth and demand are guaranteed! Sitting just a stone's throw from the famous Hedges Ave and glittering beachfront mansions, you are at the doorstep of kilometres of white sandy coastline stretching up and down the Gold Coast. Shopping and dining are close by, as are transport options and favoured entertaining landmarks.

Features Include:

- Single level brick duplex sold as complete package
- Premium invest and/or live opportunity
- Two residences with each offering open-plan living and dining
- Well-appointed kitchens with scope for further growth
- Two bedrooms plus well-presented bathrooms
- Private courtyards
- Large shared rear alfresco zone
- Two single lock-up garages
- Long list of opportunities with added growth potential
- Incredible location just a stone's throw from the Mermaid Beach foreshore
- Close to shopping, dining and major entertaining precincts

Disclaimer: This property is being sold by auction or without a price and therefore a price guide can not be provided. The website may have filtered the property into a price bracket for website functionality purposes.