

2/11 Riverview Court, Monkland, QLD, 4570



Sold House

Thursday, 22 August 2024

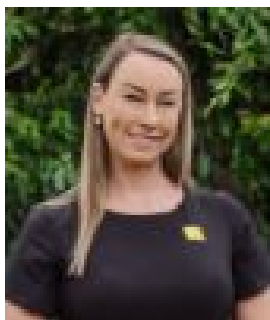
2/11 Riverview Court, Monkland, QLD, 4570

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House



Aleisha Tonkin

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Cute & Convenient

Tucked away in a quiet cul de sac sitting in an elevated position, this solidly built villa is perfect for anyone chasing affordable living or a great value. The property is located within minutes to the Gympie CBD and is walking distance to Lake Alford Recreational Park, the Museum Cafe, Schools, Public Transport and Local shops.

With a cute alfresco patio, you will enjoy taking in the afternoon sun whilst enjoying the privacy and peace 2/11 Riverview Court has to offer. This home will suit first home buyers, retirees or the savvy investor. The unit is currently rented out under the government National Rental Affordability Scheme at 20% under the market value. In return, the Qld government will pay you approximately \$11,000 a year tax-free per annum on top of the 80% rental yield you fetch making this property a high returning proposition. For more information regarding NRAS please see: www.nras.communities.qld.gov.au

Key features of the property include:

- Fully fenced yard
- Secure car parking
- Private patio for entertaining.
- 3 good size bedrooms
- Separate laundry
- Open plan kitchen and dining area
- Split system air conditioning
- Ceiling fans throughout
- Low maintenance backyard
- Plenty of cupboard space for storage
- Rent return of \$224per week + Approx \$11,000 pa NRAS grant

Contact marketing agent Michael Chalmers and Aleisha Tonkin today for more information, questions, to make an offer or for inspection availability before this great opportunity is missed.

Inspection Disclaimer

This property is not a public place and is someone's home, investment, or private property. Ray White will and has the right to properly qualify all potential purchasers who apply for an inspection and reserve all rights to refuse said inspection without explanation. Animals are not welcome at inspections whatsoever, to ensure the health and safety of our staff, along with the occupants within the home and the general public. Children who know how to conduct themselves in a respectful manner are most welcome, however, those who do not - along with their parents, will be respectfully asked to leave. Please note that under no circumstances, is anyone authorised to enter the property without the supervision of a Ray White representative.

Information Disclaimer

Although Ray White Gympie has provided all information related to this property to the best of our knowledge and resources, we shall not be held accountable or responsible for its accuracy. Ray White Gympie urges all buyers to conduct their own independent research and consult their own professionals to conduct due diligence before purchasing.