

**25A Sperring Street, Manunda, Qld 4870**



**House For Sale**

Thursday, 11 July 2024

25A Sperring Street, Manunda, Qld 4870

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 339 m2**

**Type: House**



David Galloway Penney  
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## Buyers in the Mid \$400,000's

**DISTINCT** Welcome to this fully fenced allotment, boasting a refreshed and light-filled residence. Newly refurbished and fully air-conditioned, this home is perfect for adding to your investment portfolio or becoming your next cherished home. This property has recently undergone a subdivision to make way for a state-of-the-art, modern, and stylish duplex at the rear. Ideally located just minutes from the Cairns CBD and close to schools, parklands, and shopping centres, this property offers unparalleled convenience and accessibility.

**THE FACTS-**

- A private, fenced allotment with Colorbond fencing
- Newly renovated kitchen, new flooring in living areas and bedrooms
- Open plan living and dining with superb raked ceilings and exposed beams
- Three light and bright bedrooms, each with split system A/C and built-in robes
- Tiled bathroom with walk-in shower
- Large laundry and mudroom
- Newly Installed Lawn Lock-up/Shed
- Build Year : 1970
- Council Rates : Approx \$2900 / year
- Rental Appraisal : \$480 - \$500 / week

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