

# Lot 46 Florence Street, Parramatta Park, Qld 4870

## Sold House

Saturday, 19 August 2023



**RayWhite**

Lot 46 Florence Street, Parramatta Park, Qld 4870

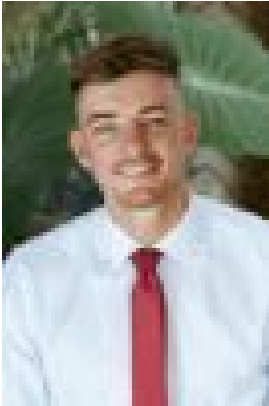
**Bedrooms: 13**

**Bathrooms: 4**

**Parkings: 2**

**Area: 458 m2**

**Type: House**



Jan Hooghe  
0740444888



Sean Thorpe  
0740444888

**\$930,000**

With a 14% return on your investment, this has to be one of the best investment opportunities in Cairns today. A fully renovated share house with 13 bedrooms, 4 bathrooms, within walking distance to the Cairns CBD and Shopping Centre and all Major Attractions. With a high demand from students, nurses and tourists studying, working and holidaying in Cairns, this is a perfect property to add to your portfolio or a first time investor. **STAND OUT FEATURES-** Centrally located fully renovated share house- Double storey home with 13 bedrooms, 4 bathrooms and facilities on both levels- Huge kitchen with all facilities for shared accommodation- Multiple living areas inside and balconies on both levels to enjoy the views of the mountains.- Separated fully renovated bathrooms with shower and multiple vanities on both levels- Freshly painted, new bathrooms, new kitchen, new lights, new fans, new floors, new split Air-conditioning, and security cameras - Higher than average annual returns thanks to high demand of students, holiday makers and tourists- Walking distance to all major attractions, close to Cairns CBD, Cairns Esplanade, Cairns Central Shopping Centre and all major schools-Turnkey investment to add to your existing portfolio or first time investor- Fully fenced good sized 458m<sup>2</sup> block with shared laundry and outside garden area With exciting new developments planned for Cairns, expansion of the Hospital, new university and continued development of the Cairns Esplanade and CBD, this is an opportunity like no other. Please call JAN HOOGHE on 0406 520 941 or SEAN THORPE on 0431 052 490 for more information or to book your very own private inspection. **Disclaimer:** All information contained is gathered from sources we believe to be reliable. In preparation of this advertisement our best endeavours have been made to ensure the information contained is true and accurate. However, we accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements contained. Prospective purchasers are encouraged to make their own enquiries to verify the information contained in this advertisement.