

**Lot 86/1-21 Anderson Road, Woree, Qld 4868**



**Sold Studio**

Friday, 29 September 2023

Lot 86/1-21 Anderson Road, Woree, Qld 4868

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 28 m2**

**Type: Studio**



Claudio Di Bartolomeo  
0740519300

**\$100,000**

You are welcome to inspect lot 86 at 1-21 Anderson Road in Woree. Located inside the Cairns Gateway Resort, a locally owned resort strategically positioned in Cairns South, less than a 15-minute drive to the Cairns CBD and Esplanade. Schools and shops are within walking distance, adding to the convenience factor. Whether you're looking to expand your portfolio or are a new investor, this is an exciting investment opportunity with a current rental returns of \$260 per week. Key features of this property include: \* Studio apartment \* Airconditioned \* Well appointed & maintained complex with fantastic on-site management \* Located on the ground floor with access to the close by car parking area \* Resort style pool and BBQ facilities \* Major shopping centre nearby For investors: Price: Price range Offers over \$99,000 Rental Appraised: \$260- \$300 per week Rates: \$2,800 approximately per year Body Corporate approximately: \$3,436.32 per year Call Claudio now to organise your private inspection now! \* A notice of 24 hours is needed to inspect the property. \* Photos have been digitally cleaned and digital furniture applied to keep the tenant privacy Disclaimer: We have in preparing this advertisement used our best endeavours to ensure the information contained is true and accurate but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Prospective purchasers should make their own enquiries to verify the information contained in this advertisement.