

1/11 William Street, Tweed Heads South, NSW, 2486 **DJ**STRINGER

Unit For Sale

Monday, 23 September 2024

1/11 William Street, Tweed Heads South, NSW, 2486

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Unit

GROUND LEVEL LIVING - by the river'

With the ease of being able to walk straight in to enjoy this modern ground level (2) bedroom unit, within a small pod of just (6) only, this humble abode, close to local amenities, would suit any age or mobility.

KEY FEATURES:

- ☑Tiled air-conditioned living
- ☑Well-appointed social kitchen
- ☑Master bedroom w/ built in robe, ceiling fan, ensuite & exterior access
- ☑Bedroom (2) w/ built in robe & ceiling fan
- ☑Main bathroom w/ shower & bath
- ☑Private patio
- ☑Automatic lock up garage (plus room to park 2nd car in front, which is deemed as common property)
- ☑Security screens throughout
- ☑Pet friendly

DETAILS:

Body Corporate - \$80.12 per week

Rates – 708.60 per quarter year

Current Rent - \$530 per week (lease in place in 25/11/2024) market rent in the vicinity of \$600 per week

Complex Built - 2005

Number of Units - (6)

LOCATION:

This property enjoys being within a short walk to McDonalds, Dan Murphy's & South Tweed Tavern (which may appeal to many) as well as a short walk to a local coffee shop, boat ramp and other retail outlets for personal necessities.

For major shopping Tweed City is within a (2) minute and the Gold Coast Airport & Southern Cross Uni are within (8) minutes. The new Tweed Valley Hospital at Kingscliff can be accessed within (20) minutes.

For surfers and beach lovers, you can have your toes in the sand at the fabulous Gold Coast beaches, such as Coolangatta or Rainbow Bay within (7) minutes.

A bus service also operates throughout this region.

AGENT'S COMMENTS:

A delightful residence with a cosy feel, that would appeal to those entering the market, solid long-term investment or retirees looking for a simple & practical place to call home.

A realistic and attractive list price will no doubt ignite enquiries, so be quick to act on this terrific buying opportunity.

Disclaimer:

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Unit, Strata Title or Community Title, refer to the Body Corporate, Community Management Statement & Disclosure Statement for any information on the property, Common Property & Exclusive use areas, that may directly or indirectly affect this property.