

**2/35 Cootharaba Rd, Gympie, QLD, 4570**

**CENTURY 21**

**Sold Unit**

Thursday, 22 August 2024

2/35 Cootharaba Rd, Gympie, QLD, 4570

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



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## **Solid Investment**

This modern 2-bedroom unit at 2/35 Cootharaba Road, Gympie offers well-partitioned living spaces. The bedrooms are carpeted and come with built-in robes. It features an open plan, air-conditioned dining and lounge area for comfort during all seasons.

The sizeable kitchen is equipped with electronic appliances for ease of cooking. The generous bathroom includes both a bathtub and shower for versatile use.

The property also includes a single car garage for secure vehicle storage.

The unit is strategically located close to schools, sporting fields, providing excellent convenience. Access to Rainbow Beach and Tin Can Bay adds to the location attractiveness.

With a current rental appraisal of \$360-\$380 per week, this property presents strong potential yield for investors.

- Rates are approximately \$3,200 annually
- Body Corporate is approximately \$2,700 annually

Call Aleisha Dodt today to arrange an inspection.