

**16/74 Greenway Drive, Banora Point, NSW 2486**

**DJSTRINGER**

**Villa For Sale**

Tuesday, 25 June 2024

16/74 Greenway Drive, Banora Point, NSW 2486

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Villa**



David Stringer  
0755995222

**\$375K**

OPEN TO INSPECT SATURDAY 29TH JUNE 9:00 - 9:30AM Spacious (1) bedroom villa located within in 'Carey Cottages' which is an over 55's complex. This little gem is ideal for a single or mature couple and perfect for those wanting an attractive addition to their investment portfolio. KEY FEATURES: - Carpeted living room - Tiled modern kitchen - Master bedroom w/ built in robes - Combined laundry/bathroom - Undercover patio with UV protected blind - Communal grass area and clothes line - Fly screen doors throughout - Vertical blinds throughout - Under cover open car space - Community Room which features a small library, tea & coffee and kitchen facilities, ideal for socialising with your family and friendly community. - Pet friendly DETAILS: Market Rent - \$370 per week (please note, there is an excellent tenant on lease until 06/05/2025) Body Corporate - \$46.77 per week Rates - \$615.60 per quarter year LOCATION: Conveniently located, you will enjoy public transport at your front door, just a short walk to Harvey Norman & Bunnings, amongst other large retailers and moments to Tweed City & Banora Point Shopping Centre for major shopping. Plenty of park lands are also close by as well as sporting fields. AGENTS COMMENTS: If you are looking for a compact secure abode, amongst caring neighbours, which is ideal for any age (over 55) & or mobility, then this little hacienda is a perfect choice. (Please note that we may have another unit within the complex becoming available, with an excellent tenant in place at \$380 per week & lease expiring 18/10/2024). Disclaimer: All information contained herein is gathered from sources we believe to be reliable. DJ Stringer Property Services Pty Ltd and its staff will not be held responsible for any act or omission arising from the accuracy of such material. We cannot guarantee its accuracy and interested persons should rely on their own enquiries. Such enquiries should include, but in no way limited & directed, to your legal representative, any local authorities, the Contract of Sale and in the event of a 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.