



PRICE GUIDE: \$212,500.00

Council Rates: \$3,200.00 p.q.

Strata Levy: \$2,125.00 p.q.

OPPORTUNITY TO INVEST IN TOWNSVILLE

- \$5,000 Body Corporate credit included in purchase

THE PROPERTY

- Two generous-sized bedrooms with an additional third guest bed/study
- Air-conditioned throughout
- New carpet throughout
- New blinds throughout
- Balcony off the main living
- Security screens
- Solar system with near-new solar panels
- Double lock up garage
- Low maintenance ideal for investment or busy lifestyle
- Rates - \$3,355.84 per year
- Body Corporate - \$7,052.85 per year

THE LOCATION

Walking distance to;



Nathan Lynham
0427 695 162



Graham Lynham
0447 250 222



OFFICE

37Thuringowa Drive, Kirwan
07 4723 3222