






21/34-40 Lily Street, Cairns North

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Move in Ready 3-bedroom Townhouse in Prime Location - Walk to the Esplanade

This neat as a pin townhouse offers a low-maintenance lifestyle in a secure and sought-after location, perfect for professionals, small families, or investors.

Situated in a well-maintained complex of just 26 units, it provides a sense of community while ensuring privacy and security.

The layout is designed for modern comfort offering three well-appointed bedrooms and a bathroom upstairs, while downstairs the open-plan living flows seamlessly to a private courtyard-perfect for relaxing, entertaining, or low-maintenance living. Features include:

- Freshly painted interiors and new flooring throughout
- Open plan living and dining area extends to the private courtyard, ideal for outdoor entertaining or relaxation
- Central well-appointed kitchen with brand new cooktop and rangehood, breakfast bar, dishwasher, plenty of bench and storage space
- 2 good sized bedrooms with plenty of built in storage
- Smaller 3rd bedroom ideal as kids' bedroom or office space

FOR SALE

Please Call

AGENTS

Aimee Ingram

0457 750 513

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AGENCY

LJ Hooker Cairns Edge Hill

(07) 4053 9999

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

- Downstairs powder room, upstairs internal laundry
- Lock-up garage at your doorstep with internal entry provides
- New split system air conditioners throughout
- Located within a gated complex, the property features security screens for added peace of mind
- Complex provides resort style pool area
- Located in Cairns State High School & Edge Hill Primary School catchment zones
- Currently vacant for the purpose of the sale. Rental appraisal \$600 - \$640 per week

BODY CORP: Approx. \$7430.00 per annum
 COUNCIL RATES: \$3266.00 per annum

This property is positioned in a sought-after location within walking distance to the popular Esplanade, which leads to a vibrant selection of restaurants, cafes, bars, and shops.

It is just minutes from both the Cairns Public and Private Hospitals and a short walk to the Edge Hill hub, Botanic Gardens, and the popular Arrow walking tracks.

MORE DETAILS

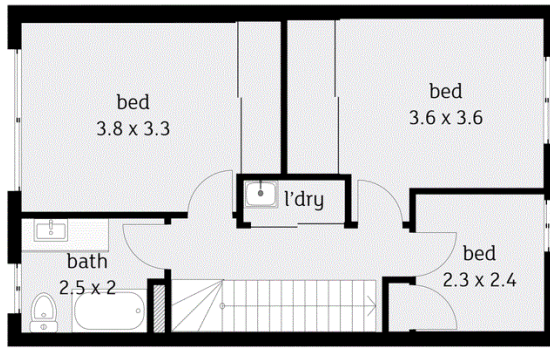
Property ID	3YERFMB
Property Type	Townhouse
Land Area	101 m2
Including	Air Conditioning
	Toilets (2)
	Pool
	Courtyard
	Dishwasher
	Built-in-Robes
	Remote Garage

Aimee Ingram 0457 750 513
 Sales Consultant | a.ingram@ljheh.com.au

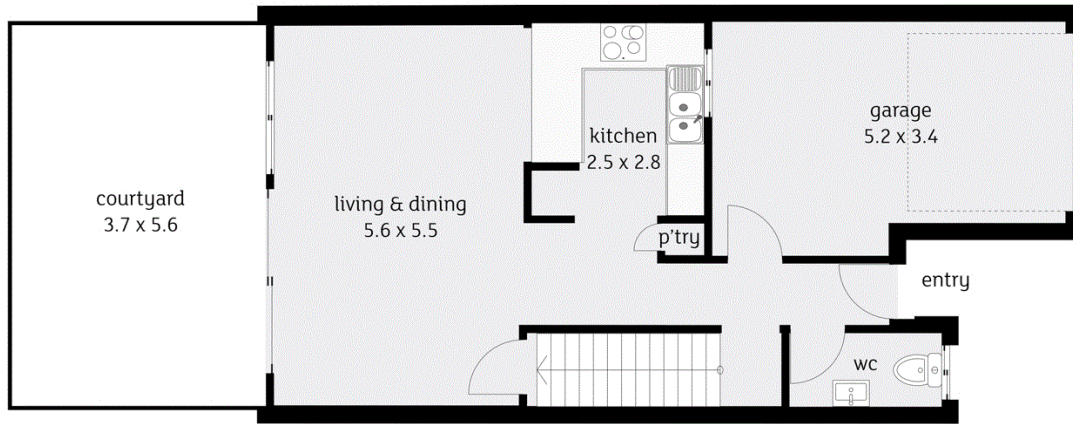
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Upstairs.



Downstairs.



Whilst LJ Hooker Edge Hill has made every effort to ensure the accuracy of the floorplan contained here, measurements are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustration purposes only.