



32 & 33/158 Middle Street, Cleveland

2 2 0

Sold By Nyree Ewings

2 UNITS ON ONE LOT IN THE HEART OF CLEVELAND - OUTSTANDING INVESTMENT OPPORTUNITY!

A FANTASTIC OPPORTUNITY NOW EXISTS TO PURCHASE 2 UNITS ON 1 TITLE - RENT ONE OUT & LIVE IN THE OTHER OR RENT THEM BOTH OUT WITH A COMBINED CURRENT RENTAL RETURN OF \$585.00 PER WEEK!!!

- 2 Separate units - each have 1 bedroom & 1 bathroom, kitchenette, lounge and private courtyard
- Wheel chair friendly access to units and common areas throughout quiet complex
- Ideal for investors & self managed super funds
- No exit fees apply at all - over 55's complex with waiting list of tenants
- 1 lot of rates & body corp fees only
- Oversized community hall for dining, activities & library
- Optional meals program available

THIS IS NOT A MISPRINT THIS PROPERTY IS GREAT VALUE!!

Additional Property Information

Unit 32 \$285pw

Unit 33 \$300pw

FOR SALE

\$499,000+

AGENTS

Nyree Ewings
0404 138 785
newings@ljhpc.com.au

Alex Mitchell
0418 540 179
amitchell.cleveland@ljh.com.au

AGENCY

LJ Hooker Property Centre
(07) 3286 2500

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

Rates \$1188 per quarter including water
Body corp Fees \$132 per week
Built 2000

MORE DETAILS

Property ID	BU1DF2S
Property Type	Unit
Including	Pool
	Courtyard

Nyree Ewings 0404 138 785

High Performance Agent - Independent Contractor - Nyree Ewings
Pty Ltd | newings@ljhpc.com.au

Alex Mitchell 0418 540 179

| amitchell.cleveland@ljh.com.au

LJ Hooker Property Centre (07) 3286 2500

152-164 Shore St West, Raby Bay, Brisbane Qld 4163
propertycentre.ljhooker.com.au | hello@ljhpc.com.au



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Nyree Ewings



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CLEVELAND

INTERNAL AREA: 67m²



PLEASE NOTE THIS PLAN IS FOR MARKETING PURPOSES AND IS TO BE USED AS A GUIDE ONLY. ALL MARKINGS, MEASUREMENTS, AREAS, AND LAYOUT ARE INDICATIVE ONLY AND INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES BEFORE MAKING ANY DECISIONS. FLOOR COVERINGS INDICATED ARE FOR ILLUSTRATIVE PURPOSES ONLY AND MAY NOT ACCURATELY PORTRAY ACTUAL FLOOR COVERINGS OF THE PROPERTY. NO GUARANTEES ARE MADE REGARDING THE INFORMATION CONTAINED IN THIS PLAN AND NO LIABILITY FOR ANY INACCURACIES IS ACCEPTED.

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