



2/49 Pearl Street, Kingscliff

Proudly Sold by Erin & Amy - LJ Hooker Kingscliff

Erin & Amy are proud to announce the successful sale at \$910,000!

Our proven strategy delivered:

- 1 Open Home
- 32 Buyer Enquiries
- 21 Buyer Inspections

Prime Beachside Location Offers Huge Renovation Potential

Lifestyle, location and potential, this one has it all!

Set in small complex of only four, this generous two bedroom apartment captures the essence of coastal living, only moments from Kingscliff's beaches, shops and cafes. With low outgoings and endless scope to add value, it presents a superb investment or renovation opportunity.

This complex offers unique rear gate access directly onto Marine Parade, making morning swims, coastal walks or dining out effortless.

Inside, the generous floorplan features two oversized bedrooms with built-in robes and ceiling fans, a light filled open plan living and dining

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.

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FOR SALE

Please Call

AGENTS

Erin Nielsen
0414 259 605
erinnielsen@ljhkingscliff.com.au

Amy Sanderson
0403 851 003
amysanderson@ljhkingscliff.com.au

AGENCY

LJ Hooker Kingscliff
(02) 6674 1000

 **LJ Hooker**

area and generous kitchen offering huge scope to renovate and add value. The home also boasts a massive internal laundry, abundant storage and a private front patio to enjoy the cool coastal breezes.

Set in a small, well maintained complex with low outgoings, the property includes secure parking with a storage cage and an elevated ground floor position for easy access.

This is a rare opportunity to secure a solid, spacious beachside apartment with endless potential in one of Kingscliff's most walkable locations, just steps to the beach, Woolworths, cafes, restaurants and public transport.

Standout Features:

- Central location, moments to beach and easy walk to town center
- Raised ground floor positioning for ease of access (minimal stairs)
- Light filled open plan living
- Two oversized bedrooms with built-in robes and ceiling fans
- Family bathroom with separate toilet
- Private front patio
- Small complex of only four units
- Direct rear gate access onto Marine Parade (130m to beach)
- Secure parking with additional storage
- Pet friendly
- Low, low outgoings - Body Corporate \$72 per week, including water
- Huge potential to renovate and add immediate value
- Great investment with reliable tenant in place - immediate income stream
- Only 150m to Woolworths & 200m to Kingscliff town centre

Where To From Here

- 3 minutes to M1 North and Southbound
- 35 minutes to Byron Bay
- 15 minutes to Gold Coast International Airport
- 2 minutes to Tweed Valley Hospital, Kingscliff
- 80 minutes to Brisbane CBD and Airport

Contact Erin Nielsen on 0414 259 605 or Amy Sanderson on 0403 851 003 for more information or to arrange your private viewing.

Disclaimer: All information (including but not limited to the property area, floor size, price, photos, address and general property description) is provided as a convenience to you and has been provided to LJ Hooker by third parties. LJ Hooker is unable to definitively confirm whether the information listed is correct or 100% accurate. LJ Hooker does not accept any liability (direct or indirect) for any injury, loss, claim, damage or any incidental or consequential damages, including but not limited to lost profits or savings, arising out of or in any way connected with the use of any information, or any error, omission or defect in the information, contained on the Website. Information contained on the Website should not be relied upon and you should make your own enquiries and seek legal advice in respect of any property on the Website. Prices displayed on the Website are current at the time of issue, but may change.

MORE DETAILS

Property ID 15JJ1D
Property Type Apartment
Including Built-in-Robes

Erin Nielsen 0414 259 605

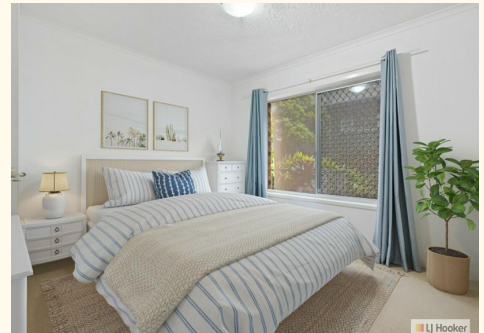
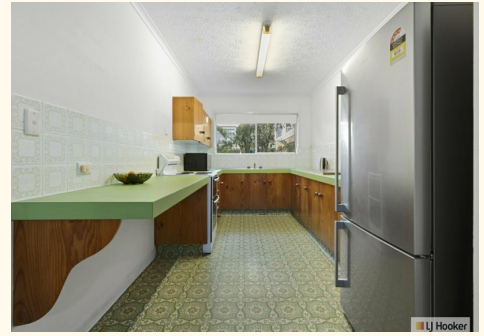
Sales Specialist | erinnielsen@ljhkingscliff.com.au

Amy Sanderson 0403 851 003

Sales Specialist | amysanderson@ljhkingscliff.com.au

LJ Hooker Kingscliff (02) 6674 1000

Shop 4, 106 Marine Parade, KINGSCLIFF NSW 2487
kingscliff.ljhooker.com.au | office@ljhkingscliff.com.au



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Plans are indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

2/49 PEARL STREET, KINGSCLIFF

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Internal: 92 m² | External: 30 m² | Total: 122 m²