

## Manoora, 8/15 Grantala Street

Beautifully Renovated, Spacious 2 Bedroom Apartment - Move Right In!

Proudly presenting to the market 8/15 Grantala Street, a rare opportunity to secure a fully renovated, private and spacious first floor apartment situated in a quiet Street, on the fringe of the Cairns CBD, that is vacant and move in ready!

Beautifully renovated with no leaf left unturned and packed with features including private, sizable balcony boasting a green, leafy aspect, lock up garage and a large, functional floorplan. With ample natural light and breezes entering all year round via it position in the block, there is plenty to love about this one.

Features include:

- Freshly painted with brand new hybrid waterproof flooring throughout, creating bright and light filled spaces in all areas of the apartment
- Gorgeously renovated kitchen complete with quality appliances, ample storage & bench



**Disclaimer:** 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.



**For Sale**  
Please Call

**View**  
[ljhooker.com.au/3X4YFMB](http://ljhooker.com.au/3X4YFMB)

**Contact**  
**Aimee Ingram**  
0457 750 513  
[a.ingram@ljheh.com.au](mailto:a.ingram@ljheh.com.au)

**LJ Hooker Cairns Edge Hill**  
**(07) 4053 9999**

space

- Open plan combined living and dining with acoustic panel feature wall flows effortlessly onto balcony space
- Sizable and private balcony provides green, leafy aspect and views of Mount Whitfield
- Two large bedrooms, both with built in wardrobes
- Stunning bathroom provides easy access from both bedrooms
- Separate internal laundry space, separate toilet
- Remote lock-up garage
- Split system air conditioning and security screens throughout
- Situated in "Lincoln Court", a quiet and boutique complex of just 10 apartments provides additional onsite car parking and a resort style pool, pet friendly complex upon body corporate approval
- Current rental appraisal \$500-\$550 per week

BODY CORP: Approx. \$4750.00 per annum (20% discount for prompt payment Approx. \$3800.00)

COUNCIL RATES: Approx. \$3000.00 Per annum

Walking distance to Piccones Village on Pease St. Located with quick access to International and Domestic Airports, Botanical Gardens the Edge Hill Hub, the Cairns CBD, Esplanade amenities and more.

This immaculate property offers an ultra-desirable, low maintenance arrangement for an array of buyer types, inspect today as it will not disappoint.

Auction On Site 29/04/2025 at 5.30pm

**\*\*Offers considered prior to Auction\*\***

This property is being sold by auction or without a price and therefore a price guide cannot be provided. The website may have filtered the property into a price bracket for website functionality purposes.

## More About this Property

Property ID	3X4YFMB
Property Type	Apartment
Land Area	95 m2
Including	Air Conditioning Pool Balcony Built-in-Robes Remote Garage

**Aimee Ingram 0457 750 513**

Sales Consultant | a.ingram@ljheh.com.au

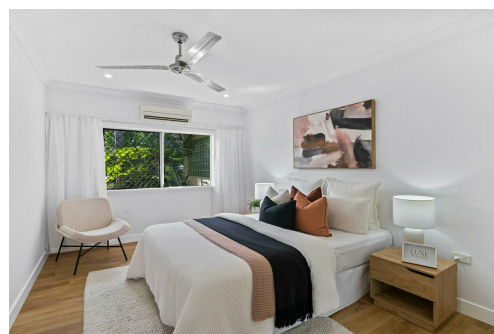
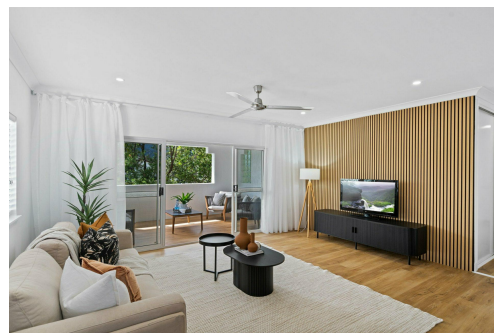
**LJ Hooker Cairns Edge Hill (07) 4053 9999**

81 - 83 Woodward Street, EDGE HILL QLD 4870

cairnsedgehill.ljhooker.com.au | cairnsedgehill@ljheh.com.au

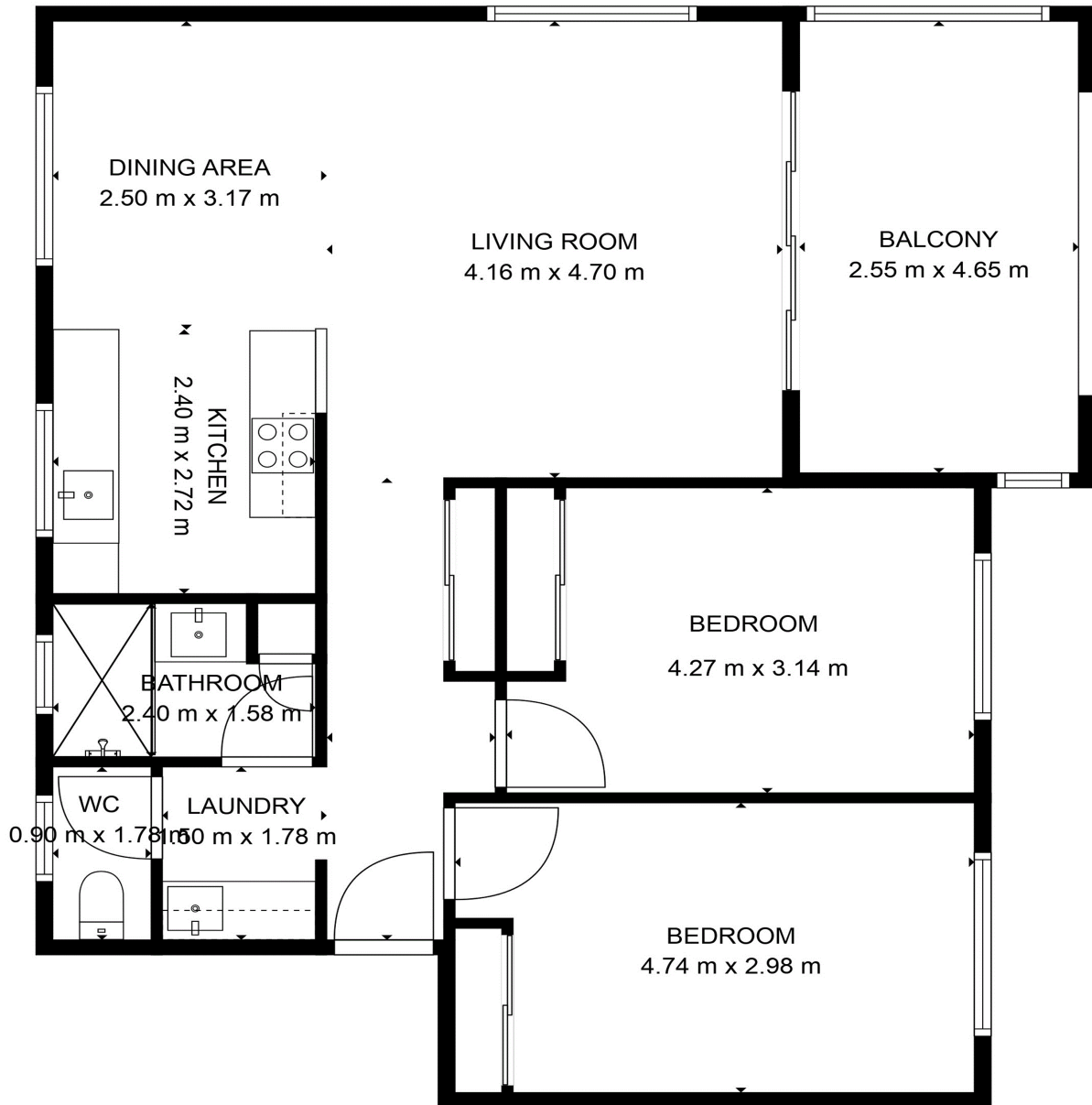


**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



**LJ Hooker Cairns Edge Hill  
(07) 4053 9999**





## FLOOR PLAN

Plan is not to scale and is indicative of layout. It is for illustrative purposes only. All room sizes and dimensions shown on this plan, including, but not limited to, doors, windows, cabinets are approximate.  
Property Shots Australia gives no guarantee to the accuracy of the document.

8/15 Grantala Street, Manoora