



7/71 Little Pease Street, Manoora

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## Excellent Entry Level Buy | Conveniently Located Two Bedroom Apartment

**FOR SALE**

Please Call

**AGENTS**

Aimee Ingram

0457 750 513

[a.ingram@ljheh.com.au](mailto:a.ingram@ljheh.com.au)

**AGENCY**

LJ Hooker Cairns Edge Hill

(07) 4053 9999

Situated in a well-maintained, boutique complex of just 10 units, this two-bedroom apartment is located within walking distance from Piccones Shopping Centre and an array of local amenities, close proximity from transport options and schools. Features include:

- Open plan living and dining runs direct onto cute balcony space
- Functional kitchen with electric cooking, dishwasher
- Two good size bedrooms, both with air conditioning and built in wardrobes
- Main bedroom with its own balcony
- Bathroom with combined internal laundry
- Allocated undercover car park
- Sparkling in-ground pool
- Currently vacant for the purpose of the sale, but would rent for approx. \$420-\$440 per week

BODY CORP: Approx. \$4100.00 per annum

COUNCIL RATES: Approx. \$3200.00 per annum

Close to schools and transport options. Walking distance to Piccones

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**

Village on Pease St. Quick access to the International and Domestic Airports, Botanical Gardens the Edge Hill Hub, the Cairns CBD, Esplanade amenities and more.

## MORE DETAILS

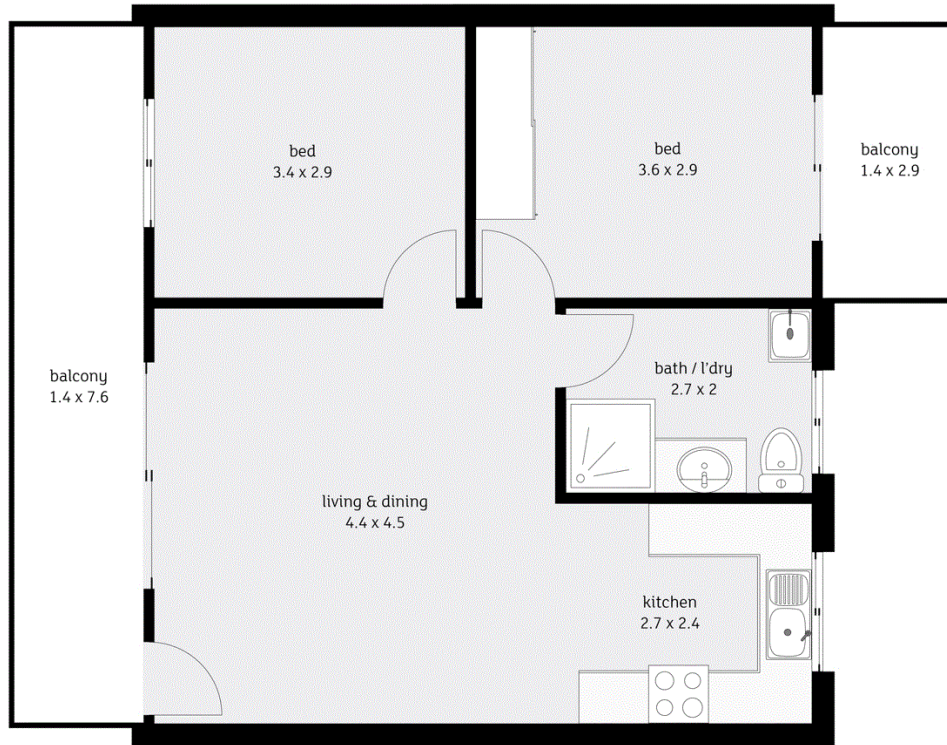
Property ID	3Y7FFMB
Property Type	Unit
Land Area	74 m2
Including	Air Conditioning
	Pool
	Balcony
	Dishwasher
	Built-in-Robes

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

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