

Manunda, 25/12-16 Cannon Street

Immaculate Single Level Villa with Large Exclusive Use Courtyard

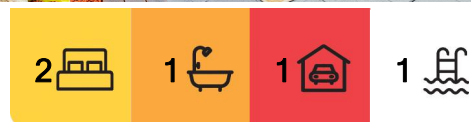
Proudly presenting to market a fantastic opportunity to secure an immaculate, single level two-bedroom villa in an ultra-convenient location. Packed with plenty of desirable features including attractive renovations throughout, sizable front and rear exclusive use courtyards and attached lock up garage. With its position attracting ample natural light and breezes throughout the year - this property should not be overlooked by anyone looking to acquire a neat as a pin, move in ready unit.

Located in the Palm Springs complex, just 5 minutes from the Cairns CBD & Esplanade Precinct and close to schools and transport options. Features includes:

- Open plan combined living & dining flow direct onto courtyard
- Large private and paved courtyard complete with low maintenance garden beds & the perfect place to entertaining or relax in the open air



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/2JWWFMB

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LJ Hooker Cairns Edge Hill
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- Modernised kitchen with gas cooking, timber bench tops and soft close cabinetry
- Spacious main bedroom has built in wardrobe
- Modernised bathroom with ceiling to floor wall tiles and rain shower head
- Split system air conditioning throughout
- Internal laundry
- Smaller rear courtyard, also private and includes clothesline
- Remote controlled, attached lock up garage provides direct access into unit
- Complex provides resort style pool, covered pavilion & BBQ area and is pet friendly STBCA
- Current rental appraisal high \$400's per week

BODY CORP: Approx. \$4790.00 per annum

COUNCIL RATES: Approx. \$2950.00 per annum

Auction On Site & Online Via Realtair.

06/11/2024 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	2JWWFMB
Property Type	Unit
Land Area	64 m ²
Including	Pool

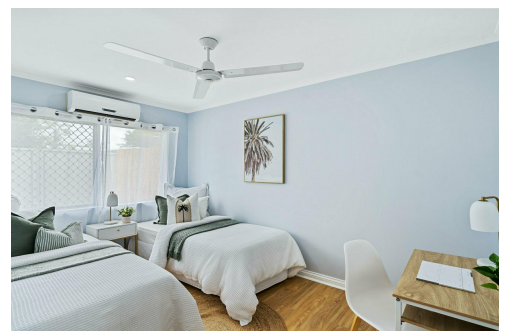
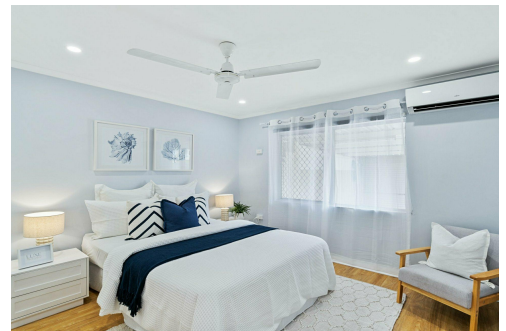
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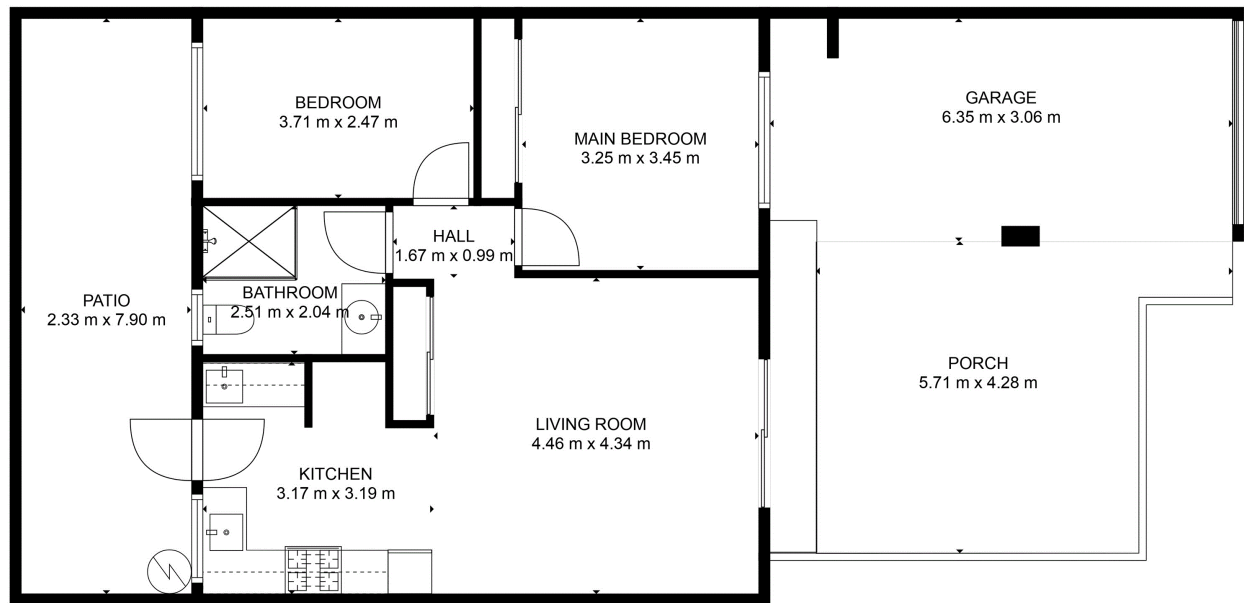
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FLOORPLAN

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.

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