



Nerang, 6/9 Martin Street

The Perfect Starting Point

Looking to enter the Gold Coast property market at a reasonable price point? Well then look no further because this could be the property for you! This neatly presented two-bedroom townhouse has been beautifully refurbished internally and is situated in a boutique Nerang complex of only six dwellings offering potential purchasers a reasonable weekly body corporate of approximately \$55 per week and a great fenced yard the kids and pets to enjoy.

This Property Also Includes;

Weekly rental appraisal of approximately \$600 per week

Two good size bedrooms with built in storage provided and Juliet balcony off the air-conditioned master bedroom

Freshly painted throughout with new carpet installed to the bedrooms

Renovated main bathroom with bathtub/shower combination and floating vanity

Detached single lock up garage space



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
\$550,000

View
ljhooker.com.au/5GQRF41

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LJ Hooker Nerang
(07) 5581 4422

Fenced front and rear yards for the children and pets to enjoy
 Renovated chef style kitchen, full of character and featuring a beautiful timber bench, SS dishwasher and electric cooktop
 Air-conditioned open plan living scheme with low maintenance timber look flooring installed
 Separate laundry off the kitchen area
 Reasonable weekly body corporate of approximately \$55 per week
 Under stair storage provided
 Pet friendly complex subject to body corporate approval

Located just walking distance from the Nerang State Forest and the Nerang Velodrome this location offers exceptionally quick access to the M1 and Nerang Train Station for buyers needing to commute. Please be quick to register your interest before its sold!

Disclaimer: All information contained herewith, including but not limited to the general property description, images, floorplans, figures, price and address, has been provided to Shane Colquhoun Pty Limited and Michael Folkard Property Pty Limited by third parties. We have obtained this information from sources that we believe to be reliable; however, we cannot guarantee the accuracy and or completeness of this information. The information contained herewith should not be relied upon as being true and correct. You should make independent inquiries and seek your own independent advice in respect of this property or any property on this website.

More About this Property

Property ID	5GQRF41
Property Type	Townhouse
Including	Air Conditioning Outdoor Entertaining Built-in-Robes

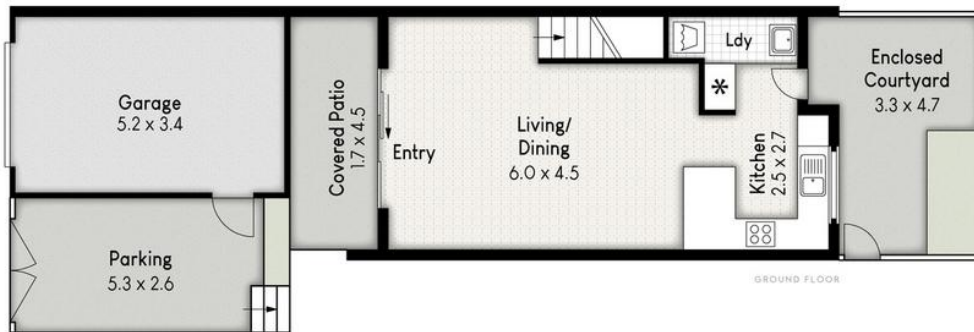
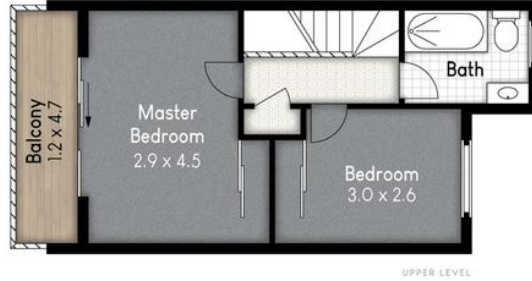
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6/9 MARTIN STREET, NERANG



Internal: 83m² | External: 24m² | Garage: 18m² | Total: 125m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.

