

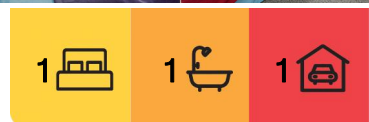
Nundah, 5/61 Nellie Street

Incredibly Convenient 1 Bedroom Unit —Perfect First Home or Investment!

Positioned in a small complex of just 6, this very neat 1-bedroom unit offers an incredibly convenient and low maintenance lifestyle option or a quality investment opportunity in the booming suburb of Nundah.

The unit has a prime position at the back of the complex with its own private staircase/entry and overlooks the leafy common area. The floorplan includes a spacious and light filled living/dining area, well-appointed kitchen and bathroom and a very generous sized bedroom. There is also a secure garage with internal laundry.

The property's fantastic features are complemented by its amazing location within the high growth inner-ring suburb of Nundah. The home offers every service and amenity at your fingertips with local buses operating along Nellie Street, Nundah Train Station within 600m (8 minutes walk), numerous retail options nearby including Nundah Village Café and Retail



For Sale
Under Contract

View
ljhooker.com.au/39WKF1R

Contact
Joshua Waters
0417 800 991
jwaters@ljhooker.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.

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(07) 3263 6022

Precinct (800m) and Westfield Chermside (10 minutes drive). Northgate State School is just around the corner, in addition to extensive parklands and walking trails to explore and enjoy. The location is incredibly well serviced by transport options with easy and direct access to the Brisbane Airport, Airport Link Tunnel and Gateway Motorway.

Special Features Include:

- * Well maintained complex of just 6 units. New Roof installed July 2020.
- * Private position at the back of the complex with its own private entry
- * Very fresh presentation with modern paintwork and carpet
- * A generous and open plan tiled living/dining area which adjoins the kitchen. This space features air-conditioning, built-in cabinetry and benefits from plenty of natural light
- * Contemporary kitchen with plenty of bench space and storage, gas cooktop and oven
- * A spacious bedroom with quality carpet, large built-in robe and ceiling fan
- * Well-appointed bathroom with modern vanity, new timber-look flooring, shower and toilet
- * Single lock up garage with laundry

Don't miss this opportunity to purchase this fantastic unit providing the best in comfort, convenience and value.

For further information or to arrange your inspection, please contact JOSHUA WATERS.

QUICK FACTS:

- No. in Complex: 6
- Body Corporate Fees: \$1,232 per quarter (approx.)
- Rental Appraisal: \$420 to \$450 per week
- Year Built: 1970's

More About this Property

Property ID	39WKF1R
Property Type	Unit
Land Area	74 m2
Including	Air Conditioning Built-in-Robes

Joshua Waters 0417 800 991

Buisness Owner, Sales Consultant and Registered Valuer |
jwaters@ljhooker.com.au

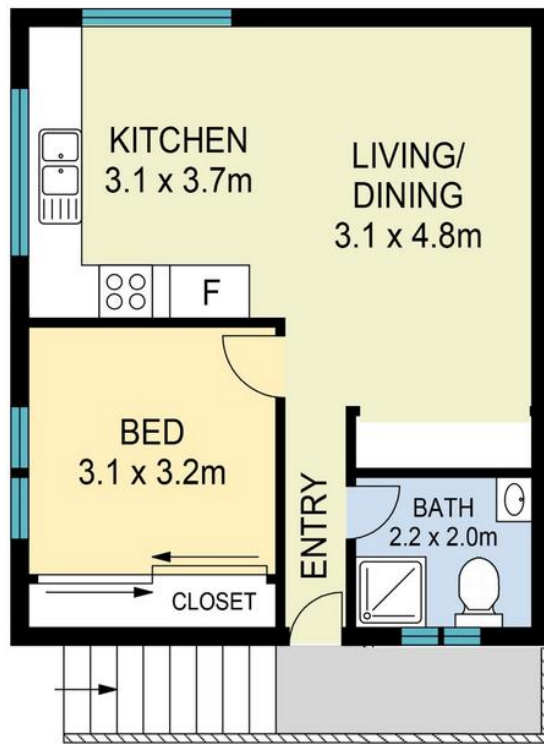
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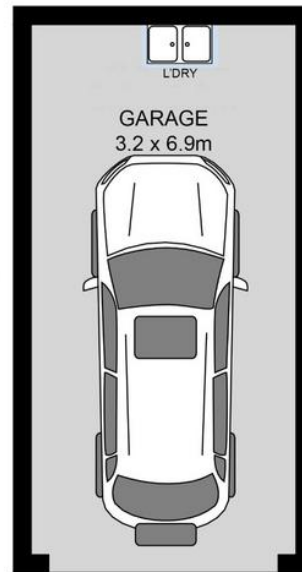


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LEVEL ONE



GROUND LEVEL

Whilst every attempt has been made to ensure accuracy,
Floor Plans are representative and should be used as a guide only

LJ Hooker