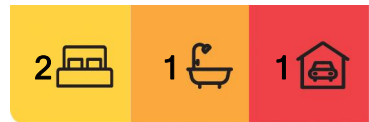


Parramatta Park, 1/46-50 Minnie Street

Modernised 2 Bedroom | Walking Distance to Cairns CBD



Situated in the boutique 'Santa Fe' complex, this cute as a pin 2-bedroom apartment has been modernised throughout with quality upgrades and is positioned on the ground floor. This apartment offers ultra convenience for its residents - located within walking distance of the CBD and Esplanade Precinct including The Lagoon, CPAC & Munro Martin Parklands, Cairns Central Shopping Centre, Cairns State High School, Public & Private Hospitals and access to a host of other amenities. This property will appeal to an array of buyer types, so arrange an inspection today. Features include:

- Located on the ground floor, providing easy and level access via two entry ways
- Open plan living/dining area opens out onto patio and green, leafy courtyard space
- Attractive kitchen complete with stone bench tops, electric cooking and quality appliances
- Two good size bedrooms both with built in wardrobes
- Modernised bathroom combined with laundry
- Tiled flooring and rendered walls throughout

For Sale
Please Call

View
ljhooker.com.au/3W22FMB

Contact
Aimee Ingram
0457 750 513
a.ingram@ljeh.com.au



LJ Hooker Cairns Edge Hill
(07) 4053 9999

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.

- Split system air conditioning & security screens throughout
- Apartment comes fully furnished including appliances; fridge, washing machine etc (inventory available)
- Secure, allocated car space in carpark with remote vehicle access and pin code pedestrian access
- Currently rented a \$335 per week, tenants on periodic lease. Current rental appraisal is mid \$400's per week
- Located in the Cairns State High School catchment zone

BODY CORP: Approx. \$5600.00 per annum

COUNCIL RATES: Approx. \$2900.00 per annum

More About this Property

Property ID	3W22FMB
Property Type	Unit
Land Area	66 m ²
Including	Air Conditioning Dishwasher

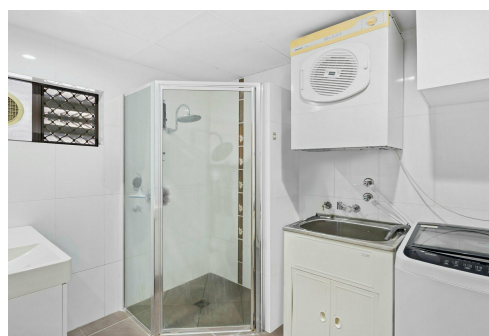
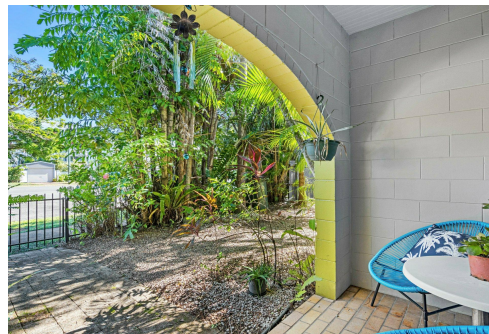
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Sales Consultant | a.ingram@ljheh.com.au

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81 - 83 Woodward Street, EDGE HILL QLD 4870

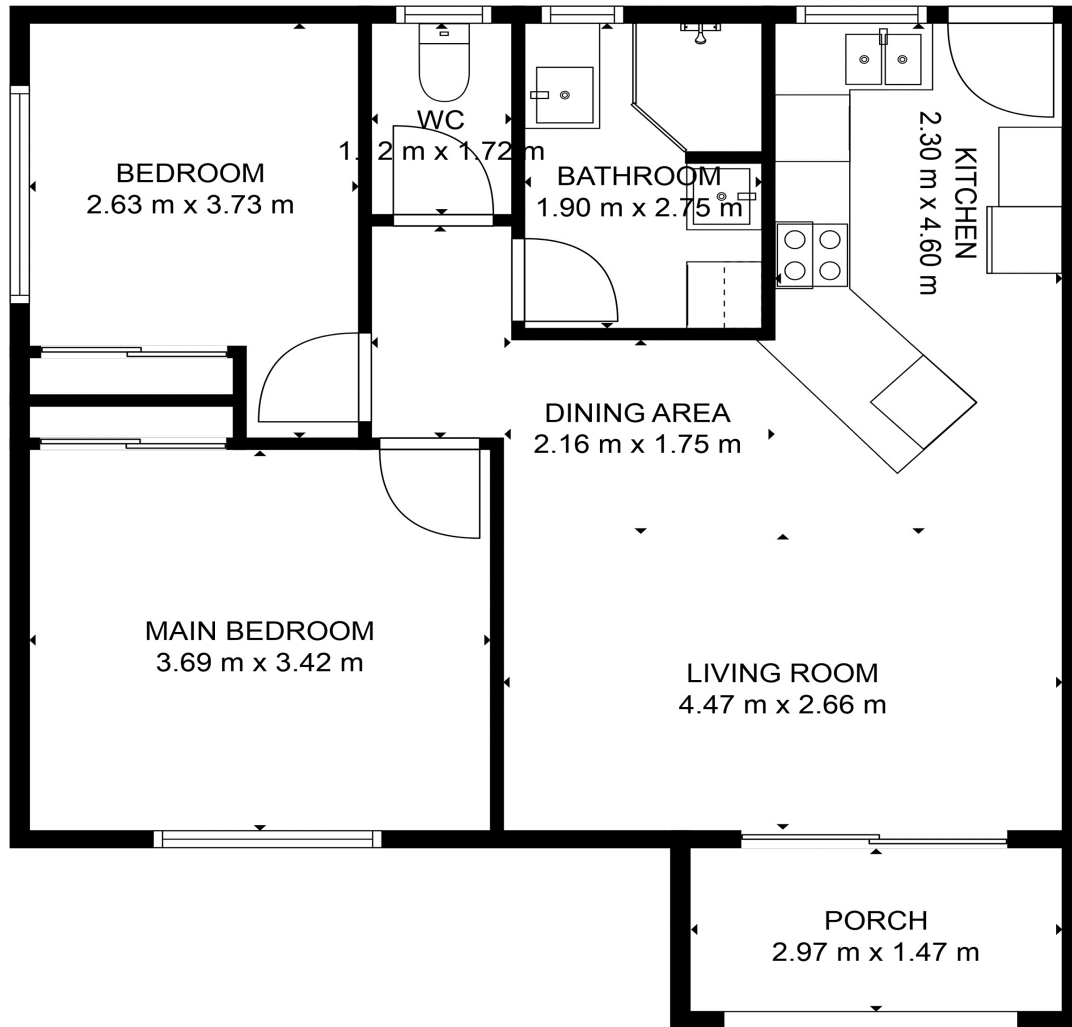
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FLOOR PLAN

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.

1/46-50 Minnie Street, Parramatta Park