



Redlynch, 2/58-70 Redlynch Intake Road

Auction Cancelled

Sold Prior to Action

Prime Investment Opportunity in Redlynch!

Located in the secure, gated complex 'Edan Park' in the heart of Redlynch. This spacious ground-floor apartment offers a fantastic opportunity for investors, first home buyers or those seeking a convenient, low-maintenance lifestyle. Plenty of scope for improvements and capitalise in the future.

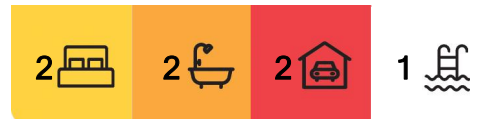
With tenants already in place until April 2025, you'll start generating rental income immediately.

Highlights:

- Central Kitchen: Features an electric cooktop and ample storage space for all your kitchen essentials.



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/3WN7FMB

Contact
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LJ Hooker Cairns Edge Hill
(07) 4053 9999

- Combined Open-Plan Living/Dining: The tiled living and dining area is perfect for entertaining and extends seamlessly to your own private, fenced courtyard.
- Master Bedroom: Complete with an ensuite, as well as both internal and external access to the patio, ensuring easy access to the courtyard.
- Second Bedroom: Includes built-in wardrobes and can serve as a guest room, home office, or study.
- Stay cool year-round with air conditioning throughout and security screens.
- Convenient Internal Laundry: Offers ample space for both a washing machine and clothes dryer.
- Exclusive Courtyard: Enjoy your own outdoor space with low-maintenance landscaping and no lawn mowing required—perfect for unwinding.
- Additional Storage: A lock-up storage unit provides extra room for your belongings.
- Tandem Parking: Two exclusive parking spaces—one with a carport and one open-air space.
- Resort-Style Pool: Relax and enjoy the refreshing community pool with stunning mountain views.
- Pet-Friendly: Pets are welcome with Body Corporate approval.
- Affordable Fees: Low Body Corporate fees of approximately \$4,275.74 per annum.
- Council Rates: Approximately \$1,551.90 half-yearly.

Centrally Located:

This ground-floor apartment is ideally positioned within walking distance of Redlynch Central Shopping Centre and both private and public schools. It's also close to a wide range of amenities, including public transport, medical centres, cafés, parks, and sporting facilities. In addition

With easy access to Cairns CBD and the Domestic & International Airports, the location offers unmatched convenience and connectivity.

Auction On Site & Online Via Realtair.

17/12/2024 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



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More About this Property

Property ID	3WN7FMB
Property Type	Unit
House Size	90 m ²
Land Area	111 m ²
Including	Ensuite Air Conditioning Pool Courtyard Dishwasher Built-in-Robes Secure Parking Fully Fenced

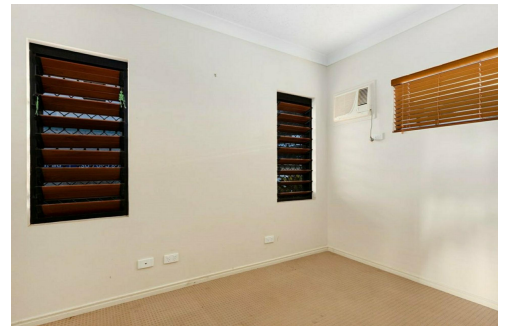
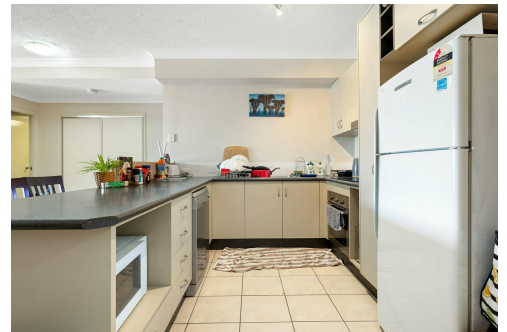
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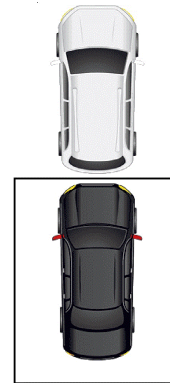
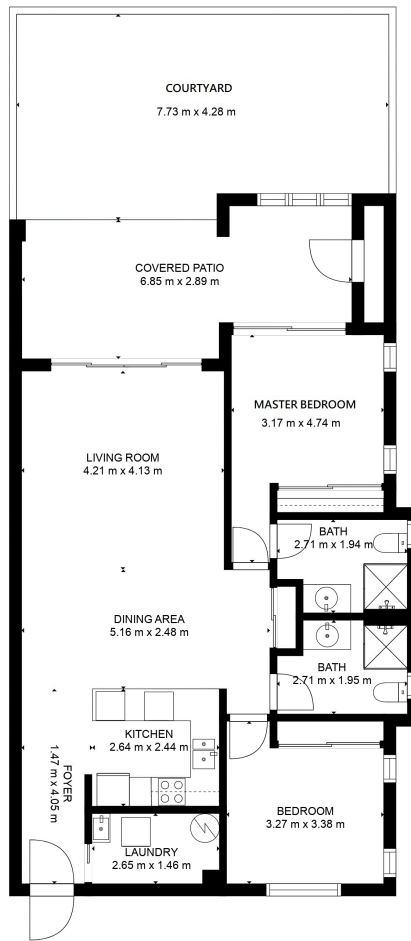
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Measurements are approximate and indicative only and no guarantee as to their accuracy can be given. RealFocus Cairns

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