



FOR SALE

UNDER CONTRACT

An opportunity to acquire this amazing stand alone 4 bedroom home in the Big Sky Estate. Ideal for an investor with a great tenant in place, who is very happy to remain but also suited to the owner occupier. VACANT MONDAY 4TH NOVEMBER 2019!

The location of this property is perfect. Featuring 4 bedrooms, 2 bathrooms and an open plan design this home is large enough to accommodate the whole family. Located in a quiet street and being only 2 minutes drive to Coomera State school and local child care facilities it's the ideal location for your growing family.

Residential and commercial development in Coomera has rapidly expanded in the past decade, as the suburb now boasts a sparkling new Westfield shopping centre, train station and various new development estates.

Property Features:

- * 4 bedrooms with ceiling fans and wardrobes
- * Currently rented at \$390 per week (5.21% YIELD, NO BODY CORP AT \$389,000)
- * VACANT 4TH NOVEMBER FOR OWNER OCCUPIERS
- * En suite, walk in robe
- * Open plan living
- * Split cycle Air conditioning
- * Quality kitchen with dishwasher
- * Covered outdoor entertaining area
- * Single auto lock up garage.
- * Fully fenced yard backing a park
- * Close to schools and shops.

The property is currently rented and all inspections are subject to 24 hours notice.

LOCAL SCHOOLS:

Coomera Primary School
Coomera Springs State School
Saint Stephens College
Coomera Anglican College

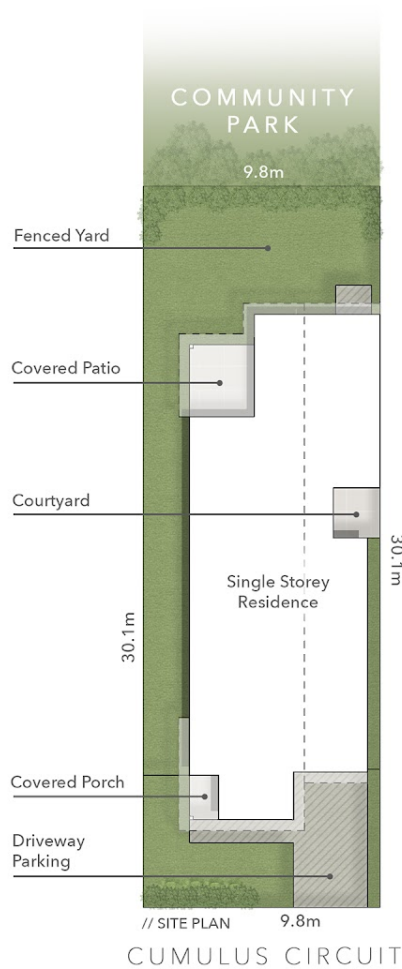
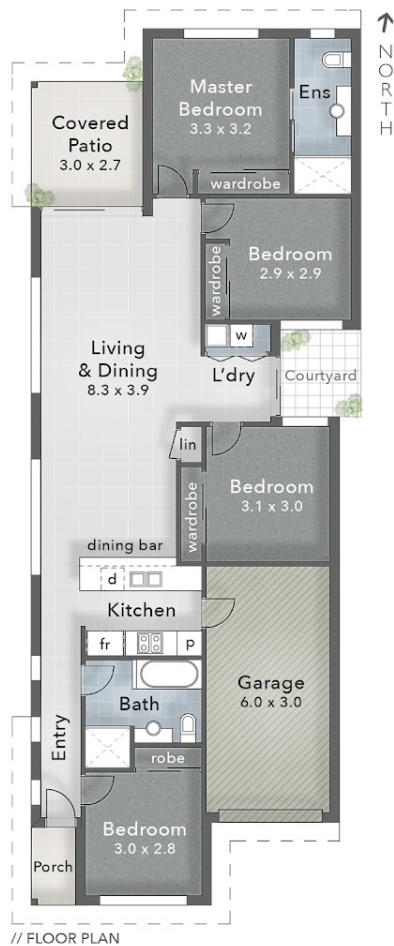
4 BED | 2 BATH | 1 CAR

PRICE:
UNDER CONTRACT

OPEN FOR INSPECTION:
N/A



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30 Cumulus Circuit
COOMERA
Block Size 294m²

- 4 Bed
- 2 Bath
- 1 Car + 1 Off-Street

FLOOR AREA SIZES
Internal 138m²
Patio, Courtyard & Porch 15m²
Total 153m² or 16 Squares

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CONCEPTS

**PLANS FOR
PURPOSE**

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.