

22/1 ACACIA AVENUE, SURFERS PARADISE, QLD, 4217



SOLD

BEST DUAL KEY AT THIS PRICE POINT.

I bet you thinking that's what every agent says about an investment property but have a look at this.

TWO Fully Furnished units- 1 Title.

- 1) A generously sized 1 bedroom apartment with a large deck and views over the resort style pool and glimpses of ocean view. Large kitchenette and with the sleeper couch sleeps 5 with ease.
- 2) A nice sized Studio apartment with 2 single beds (pushed together for a double if you like)

These units are located in the highly desirable Sovereign Gold Coast Alpha Hotel conveniently located close to the beach, an easy walk to the hub of surfers and all it has to offer and close to the light rail system.

Stunning resort styled pool, Sauna, Gymnasium and underground parking on site on a 1st come 1st served basis.

These units ARE NOT in the hotel management pool and you can rent them privately for holiday lets, Air BNB style letting or even have permanent tenants for up to 3 months at a time. Why not rent one out and use the other for yourself for weekend breaks or let your friends and family use it, while making an income at the same time.

Rental Appraisal of \$650 / \$700 P.W.

B.C. Cicra \$142 p.w.

You looking at yield of over 6% with ease and for the savvy operator your yield are well into the double digits.

The building is under new management and prices are set to soar.

Yields from money in the bank are non existent- and properties like this that are not tied into a management scheme of some sort are pretty much the same. You will struggle to find a better buy.

Contact me for available viewing times and an information sheet.

2 BED | 1 BATH | 1 CAR

PRICE:
\$255,000

OPEN FOR INSPECTION:
N/A



Donald Gibbs
0452507653
donald@atrealty.com.au
[apartmentexpert4217](#)