



# FOR SALE

## RARE FORESHORE TOWNHOUSE WITH PLUNGE POOL

Located towards the rear of the complex this fantastic town house in small complex, with outdoor entertaining area and plunge pool, right on the Nightcliff foreshore.

### Features include :

#### Ground Floor Living Space

- Open lounge and kitchen area
- Internal laundry with 2nd toilet
- Storage cupboard with shelves under stairs
- Low maintenance private courtyard with plunge pool
- 1 x off-street parking space (unallocated)

#### Upstairs

- 2 bedrooms with built in wardrobes.
- Tiled balcony off larger bedroom
- Main bathroom with large shower recess
- Linen press in passage
- Fully air-conditioned
- Tiled downstairs and funky painted concrete to stairs, bedrooms and passage
- NBN available

Enjoy all that Nightcliff foreshore has to offer against a beautiful sunset backdrop, walking, running and bike tracks, evening pop up restaurants, and so much more. Lots of popular restaurants, cafes, local shops, and post office, Nightcliff Shopping Centre is close by. And of course, Nightcliff Sunday Markets on your doorstep. There are 3 primary schools and 1 middle school in Nightcliff and Rapid Creek. 10 minutes to Darwin International Airport, Royal Darwin Hospital, Charles Darwin University, and 15 minutes to the CBD; this unit is in an excellent central position.

A gardener takes care of the common area gardens and will also take your palm fronds!

Darwin City Council Rates: Approx. \$1,700 per annum

Area Under Title: 88 sqm

Zoning: LMR (Low-Medium Density Residential)

2 BED | 1 BATH | 1 CAR

### PRICE:

\$399,000

### OPEN FOR INSPECTION:

N/A

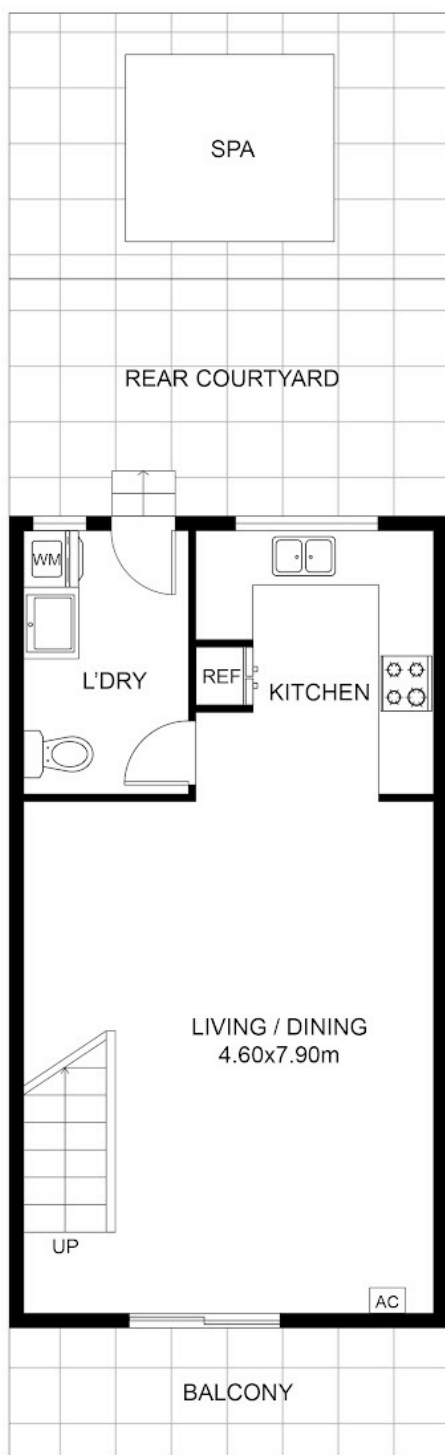


**Nicole Wheeler**

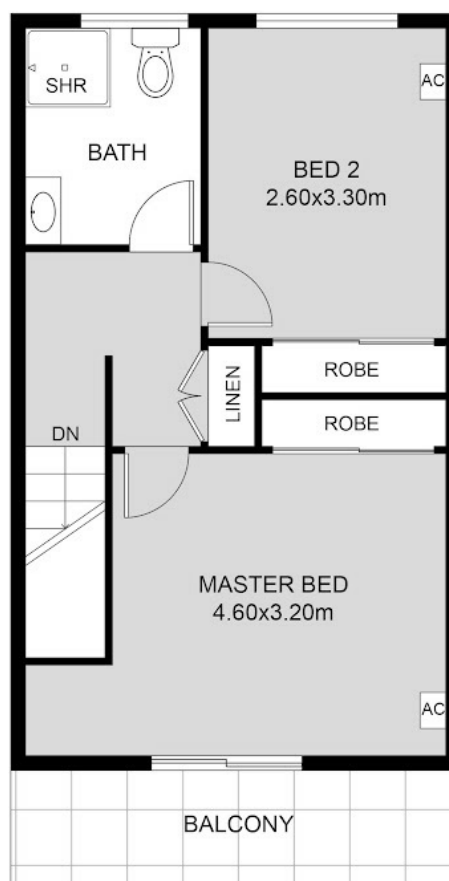
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LOWER FLOOR PLAN



UPPER FLOOR PLAN

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.

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only.

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