



SOLD

SOLD BY NIKET KALRA

This immaculately presented dual key residence is the perfect solution for two generations of family that want to live together but still have their own privacy and also a perfect investment opportunity in sought after suburb of Park Ridge. Its just a walking distance from new Woolworths and shops.

Positioned on a great 400 m2 block with approx. 13.9 meter frontage, Only build in 2019 only and you will be impressed by the floor plan as well as design. The block having two units one with 3 beds, 2 bath with 1 car, second one with 2 bed 1 bath and 1 car unit. Full landscaping with gardens, fully fenced and both units offering impressive alfresco areas. Great open plan designed units.

UNIT 1 includes:

- 3 bedrooms with built-in wardrobes
- Master room with aircon, ensuite and walk in robe
- Aircon in the main living area
- Led downlights
- Electric cooktop, oven and dishwasher
- Separate entry
- Single lock up garage with laundry
- Current rent \$490 per week until 1 December 2024
- NEW RENTAL IN TODAY'S MARKET IS AROUND \$550 PER WEEK

UNIT 2 include:

- 2 bedrooms with built-in wardrobe
- Aircon in the main living area
- Led downlights
- Electric cooktop, oven and dishwasher
- Separate entry
- Single Lock up Garage
- Lease break by tenant Current rent \$400 per week until they find a new tenant within 2 - 3 weeks.
- NEW RENTAL IN TODAY'S MARKET IS AROUND \$410 PER WEEK

5 BED | 3 BATH | 2 CAR

PRICE:
\$845,000

OPEN FOR INSPECTION:
N/A



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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.

building area 222.17m² PARK RIDGE, 4125 QLD

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Measurements are approximate. Not to Scale. illustrative purposes only.

MEDIA
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