



## FOR SALE

### SUIT INVESTOR-VERSATILE & CHARMING QUEENSLANDER-\$320K

754 SQM- 3BRM Q'LDER, VERANDAH, LARGE ENTERTAINMENT AREA, SHED, LAWN LOCKER, FLOOD FREE, GARDENS, FENCED--\$320,000

SUIT INVESTOR-Stable tenants paying \$400 per week until 20th March 2025

Discover this versatile and charming Queenslander-style home, perfect for a range of buyers—from fly-in-fly-out workers and commuters to Cairns, to retirees, first-time homeowners, families, and savvy investors. Set on a generous 754m<sup>2</sup> block, this property offers the best of both comfort and practicality, making it a fantastic investment or forever home.

With three bedrooms, all featuring built-in robes, and an open-plan lounge, dining, and kitchen area, this home is ideal for easy living. Air conditioned for summer comfort.

In keeping with a true Queenslander, beautiful timber floors present throughout.

The front covered veranda provides the perfect spot to unwind, while the large covered entertainment area is perfect for hosting friends and family year-round.

For those needing extra storage or space for hobbies, the large powered shed easily accommodates high vehicles, a boat, or a caravan, plus there's a handy lawn locker for additional storage.

The established gardens, fully fenced yard, and rainwater tank complement the property's thoughtful design, which is also flood-free and connected to mains power, water, and sewerage. Rates are \$2626 per ½ year.

With long-term stable tenants paying \$400 per week until 20th March 2025, this property is a standout investment opportunity. Its prime location—just 5 minutes from the Innisfail CBD, an hour from the stunning Tablelands, and 1 hour to Cairns—makes it a perfect fit for anyone looking for a blend of convenience and lifestyle.

Virtually Furnished for Visualization

3 BED | 1 BATH | 4 CAR

#### PRICE:

Suit Investor-versatile & charming Q'lder-\$320k

#### OPEN FOR INSPECTION:

N/A



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