



# FOR SALE

## CONTRACT CRASHED, NEST OR INVEST!!

Listen to the waves crash in, watch the whales frolicking from the Lookout, Dine at the Seabreeze Tavern, Take the tinny out for a spin, order fresh fish and chips from Debbies if you don't get a catch. If you are looking for the ultimate beach life with everything you could possible need at your finger tips, do not look past this one. Lamberts Beach is a beautiful little community with everything from Whale Watching, scenic lookouts, walking tracks, restaurants, Daycare, primary school, medical centre, dental, cafes, boat ramp and just 10 mins to Mackays CBD. This lowset, rock solid, concrete block home boasts brand new carpet to both bedrooms, new tiling and vanity in the bathroom. It has new fans, new lights, open plan living with a fully equipped kitchen, double pantry and dishwasher. There is an internal laundry, single carport and it is in a complex of only 4. Located directly across the road from the sparkling blue waters and is the ideal first home or Investment. Airconditioning to both bedrooms, some security screening and the best thing of all, all the units are owner occupied. If you are wanting to secure something now, call Jodie and arrange a private tour of this great little unit as it will certainly not last. Rates: \$1732.35 per half year. Body Corp Fees \$3,000 per year. Size 87m2, Estimated rental Return \$460p/w

2 BED | 1 BATH | 1 CAR

**PRICE:**  
SOLD BY JODIE COWIN

**OPEN FOR INSPECTION:**  
N/A



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