



FOR SALE

RETURNING \$550 PER WEEK!

Offers Over \$430,000 - Dual Living home, returning \$550/week.

Perfectly positioned within walking distance to all amenities and Margate's sandy beach is only 2 blocks away. Convenient living is assured as Margate Village Shopping Precinct is just around the corner along with child care, school and medical facilities. Waterfront boardwalks and bike paths lead you past multiple dining options with restaurants, cafes and bars all close by.

- Upstairs includes 3 bedrooms, open-plan lounge, dining and kitchen plus a spacious bathroom.
- Downstairs offers an additional 1 (or 2) bedrooms, kitchen with adjacent dining room and a separate lounge area.
- A large covered pergola overlooks the fully fenced yard.
- Solar power, security screens, ceiling fans, split system air-conditioners

We are expecting strong interest from investors with this one as the current tenants are on a lease, but the property will be popular with those families who have a genuine need for dual living as well. Call or email Mike for further info today.

Property Code: 1103

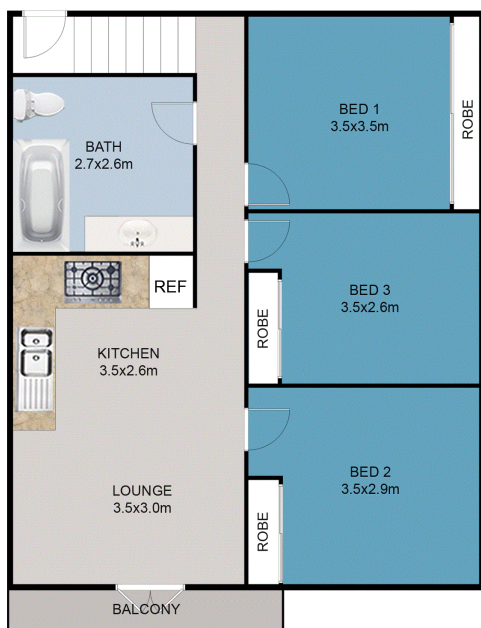
4 BED | 2 BATH | 1 CAR

PRICE:
\$400,000

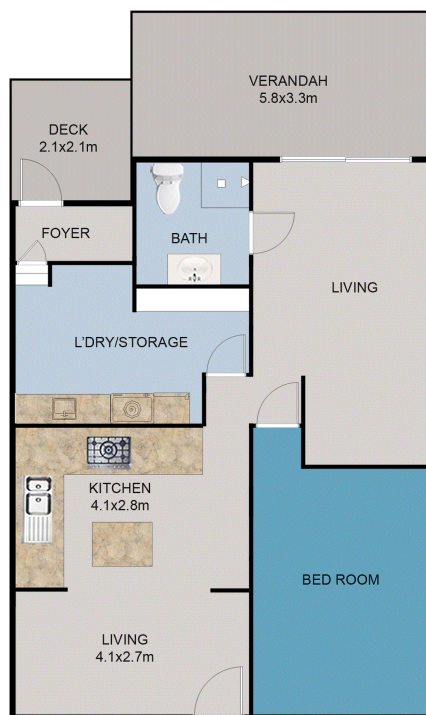
OPEN FOR INSPECTION:
N/A



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FIRST FLOOR



GROUND FLOOR

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only.
Boxbrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.

60 Duffield Rd, Margate Qld 4019

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.