



SOLD

THE PERFECT DECK FOR ENTERTAINING.

Elevated & Mostly Renovated!

This is a great location - a short walk has you right in the heart of the Margate CBD, with shopping center, medical precinct, gym, restaurants, schools and sandy beaches all close by.

The open-plan design draws coastal breezes from the front veranda, through the living, dining and kitchen, to the huge covered north-facing deck - a design perfectly suited to the Queensland climate.

The following upgrades have taken place in recent years;

- * New ColorBond roof
- * New switchboard
- * Renovated bathroom & separate toilet
- * New hot water system
- * Polished hardwood floors
- * Modern kitchen with new oven, stove & dishwasher
- * New windows throughout
- * Single lock up garage and workshop space
- * Fully fenced
- * Garden Shed

Great tenants are currently in place who are happy to stay or leave, making way for an owner-occupier, or offering instant returns for the savvy investor.

Elevated positions offering potential water views are rarely offered on the Peninsula, but 34 Hale St offers just that. Don't delay, contact Dave or Kev today to arrange an inspection.

2 BED | 1 BATH | 1 CAR

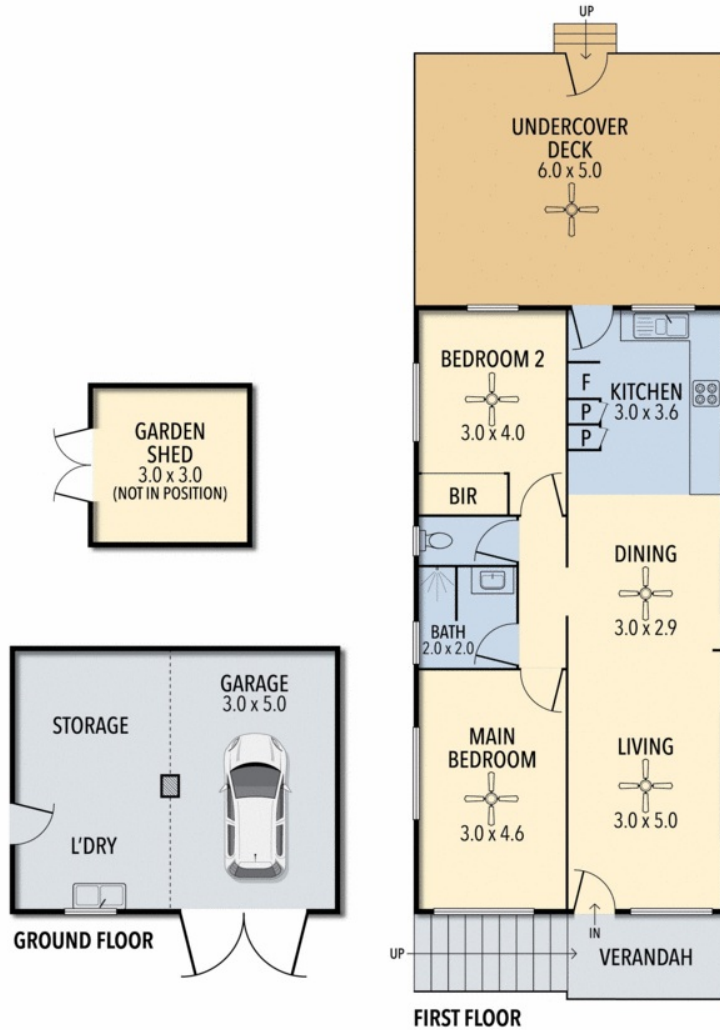
PRICE:
\$600,000

OPEN FOR INSPECTION:
N/A



Mike Smithers
0402221163
mikesmithers@atrealty.com.au
www.atrealty.com.au

34 HALE STREET, MARGATE



TOTAL APPROX. FLOOR AREA 73 SQ.M.

Whilst every attempt has been made to ensure accuracy of the floor plan contained here, measurements of doors, windows, rooms, and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to this operability or efficiency can be given.

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.