



FOR SALE

HIGH-YIELD RESIDENTIAL INVESTMENT WITH SUBDIVISION POTENTIAL. 2 HOUSES 6 UNITS

A rare 5-acre residential-zoned holding offering strong existing rental income, 100% occupancy, and future subdivision potential in an established Cooktown location.

Key Investment Features

Cash-flow-positive residential investment
Approx. 5 acres of residential-zoned land
100% occupied with established tenants
Tenant demand driven by essential local workforce
Subdivision potential

Four-street frontage enabling future flexibility
Full town services: water, sewer, electricity

Existing Improvements
6 x renovated 1-bedroom units
2 x renovated 3-bedroom homes
Separate granny flat
Undercover parking

Location Highlights

Walk to schools, hospital, town centre, botanic gardens and riverfront
Quiet, private setting adjoining bushland
Short walk to Finch Bay Beach

Property Condition

Fully air-conditioned throughout
Tiled flooring
Fully Upgraded units and houses
Fresh internal fittings and finishes

13 BED | 9 BATH | 24 CAR

PRICE:
\$1,750,000

OPEN FOR INSPECTION:
N/A



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