



**SOLD**

## SLEEK CITY-EDGE STUDIO WITH SEA VIEWS

Step into effortless city living without the noise in this sleek, low-maintenance 1-bedroom apartment, set within the secure and stylish Zen complex. Ideal for first home buyers seeking a central base or investors wanting a reliable, low-maintenance addition, this property offers both flexibility and strong appeal.

Featuring modern finishes and practical design, you have the choice to either move in or leave it in the hotel letting pool for a hassle-free income stream, this apartment delivers smart buying in the heart of Darwin. Positioned in the heart of Darwin, you are just moments from the CBD's top cafes, dining options, and the vibrant waterfront precinct.

### Property Highlights

- Glass sliding doors opening to a private balcony
- Kitchen with stone benchtops and quality appliances
- Fully tiled interior for low-maintenance living
- Bedroom includes built-in wardrobes
- Secure complex with pool access
- Ideal for personal use or investment
- Fully Furnished and Equipped Property

This is a standout opportunity for those seeking comfort, convenience, and potential in a vibrant city-edge location.

### Additional Information:

- Year Built: 2014
- Status: Tenanted – Ideal for investors seeking immediate rental income
- Current Rent: Currently leased by Ramanda Hotel \$2,338.00 per month gross, \$2,132.26 net.
- Lease Ending: Continual letting 90 days notice to vacate
- Body Corp Manager: Castle Real Estate
- Total Body Corporate Fees (approx.): \$2,105 per quarter
- Darwin City Council Rates (approx.): \$1,750 per year

Contact me today at 0417508800 or [nicolewheeler@atrealty.com.au](mailto:nicolewheeler@atrealty.com.au) to schedule a private viewing and experience the beauty and convenience of this property for yourself.

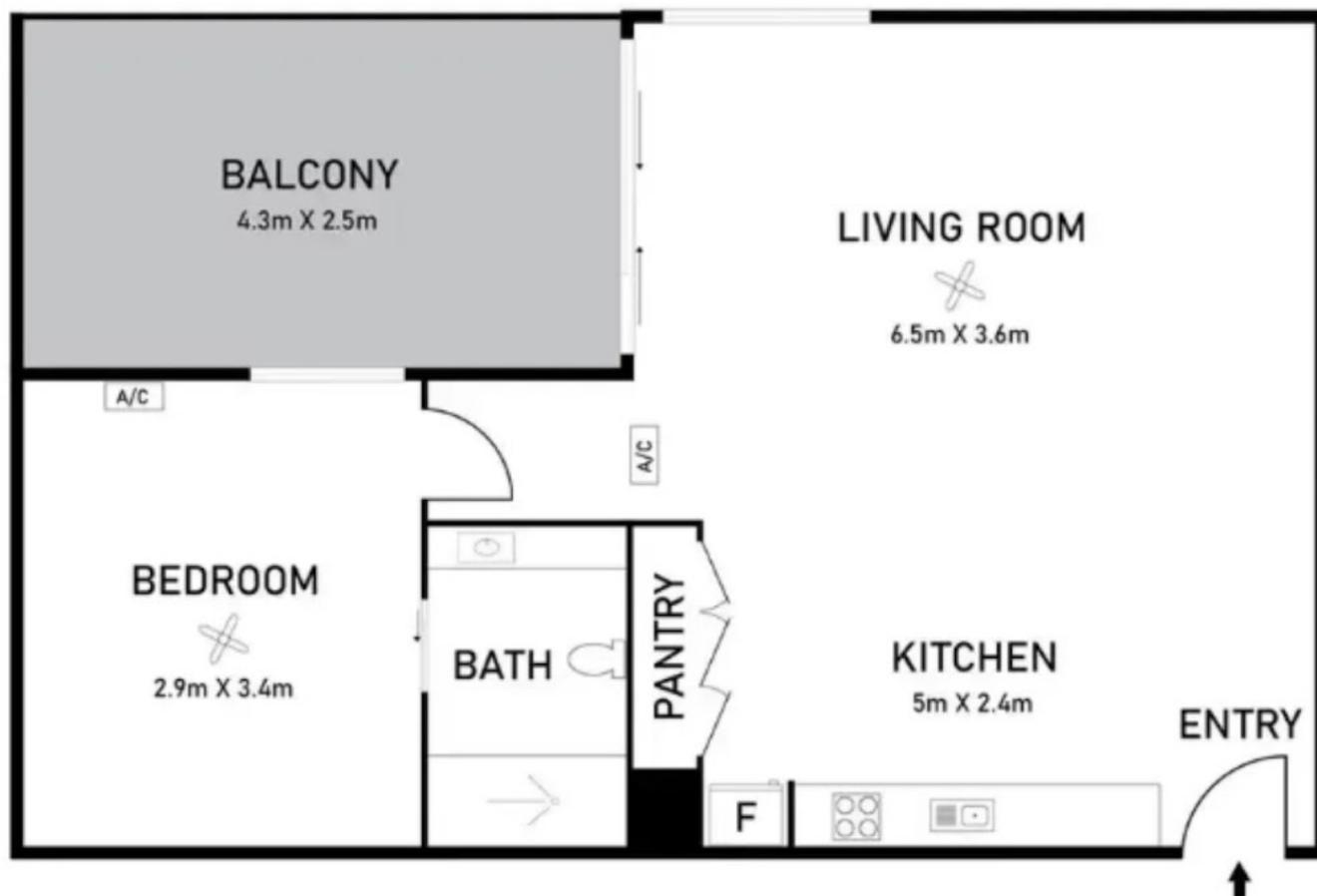
1 BED | 1 BATH | 0 CAR

PRICE:  
\$325,000

OPEN FOR INSPECTION:  
N/A



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## 917/6 CAREY STREET DARWIN CITY NT 0800

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.