



FOR SALE

DO YOU WORK ON THE GOLD COAST BUT LIVE ELSEWHERE? THIS SMALL WELL EQUIPPED COTTAGE COULD BE YOUR PART TIME HOME!

A part time home just for Owner Occupancy - not for an Investment. Sounds interesting? Please contact me, Susan on 0407 285852

This neat home provides convenience and security and is well located for easy access for commuting to all parts of the Gold Coast. This Park has only 35 permanent homes that are utilised for Owner Occupancy.

The home has 2 bedrooms , 1 bathroom/laundry. A great kitchen dining area - the 2nd bedroom is being used at present for a craft room as it is compact but could be utilised as you decide. It is tiled throughout, modern style and the present owner has enjoyed visiting the Gold Coast from interstate for many years. The OnSite Manager will interview/ meet you if you show genuine interest .

This home is located within the popular Big 4 Holiday Park on Siganto Drive, Helensvale Qld. The facilities are impressive as there is an onsite Cafe/Restaurant and so many popular recreation facilities for children and adults to enjoy. Holiday makers enjoy it and return regularly. There are Rules to be followed for the safety and enjoyment for all residents and holiday makers and the Management and staff are very friendly and helpful and make sure all visitors and permanent residents are well catered for and enjoy a peaceful and happy environment.

For Residents the Site Fees are approximately \$250 per week. These homes are Leasehold situation where you purchase the home and lease the land - a Manufactured Home Park - you need to have cash to purchase as the Banks do not lend on these homes as there is no land component. There are no Entry or Exit Fees, no Council Rates and no Stamp Duty when you purchase. It is within the Manufactured Homes Legislation, Queensland. It is not pet friendly for permanent residents.

Such an affordable and interesting place to live! Could this be your new home ? For further information and to arrange for your own private inspection please contact me, Susan on 0407 285852.

Disclaimer: While every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must satisfy themselves by inspection or otherwise. Although high standards have been used in preparing this document, no legal

1 BED | 1 BATH | 1 CAR

PRICE:

Offers Above \$405,000

OPEN FOR INSPECTION:

N/A



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120/66-68 Siganto Dr
Helensvale

-  2
-  1
-  1

Internal: 42m²
Covered External: 38m²
Total Floor Area: 80m²

felt
IMAGERY

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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.