

**8/98 Martyn Street, Parramatta Park, QLD, 4870**



**Sold Unit**

Friday, 1 November 2024

8/98 Martyn Street, Parramatta Park, QLD, 4870

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**

## Modern two-bedroom townhouse on city fringe

Introducing a charming 2-bedroom, 1-bathroom townhouse nestled on the vibrant city fringe of Cairns City. This contemporary abode offers a harmonious blend of comfort and convenience, perfect for modern urban living.

Step inside to discover a spacious open-plan layout that effortlessly merges living and dining areas, creating a welcoming ambiance for entertaining guests. The well-equipped kitchen stands as the heart of the home, featuring an inviting island bench, ideal for culinary adventures and casual dining.

### Property Breakdown:

- Two spacious bedrooms with built in robes
- Modern bathroom with shower and single vanity
- Well-appointed kitchen with island bench
- Open plan living and dining with split system air-conditioning
- Dual outdoor living
- Single covered carport (body corporate in process of replacing carport roofs)
- In-ground complex swimming pool
- Rental Income: Currently achieving \$390.00 per week until the 30/09/2024.
- Rental Appraisal: \$470 p/w

Conveniently located on the city fringe, this townhouse offers easy access to an array of amenities, including dining, shopping, entertainment, and transport options, ensuring a lifestyle of utmost convenience.

Don't miss this opportunity to secure your slice of urban paradise in Cairns City.

Contact Luke Bantoft today to arrange a private viewing.