

Sold



Unit 52, 30 Mercury Pde, Mango Hill



## GREAT INVESTMENT ~ 5.3 % GROSS YIELD : RENTED AT \$470 A WEEK

Welcome to Unit 52, 30 Mercury Parade, Mango Hill - a modern and spacious 3-bedroom, 2-bathroom unit located in a serene neighborhood adjacent to a beautiful Nature Reserve. This well-maintained property offers a peaceful and quiet living experience, perfect for families and those seeking a tranquil retreat.

### Key Features:

- 3 bedrooms
- 2 bathrooms
- Single lock-up garage
- **Rented at \$470 a week to a great Tenant ~5.3% Gross Yield**
- Modern Kitchen with Gas cooktop for efficient cooking
- Study nook upstairs, ideal for remote work or study
- Outdoor entertaining area
- Side access
- Desirable location near a Nature Reserve, providing a natural and picturesque ambiance
- Friendly and safe neighborhood
- Ample visitor car parking for added convenience
- Onsite swimming pool, perfect for relaxation and staying active

### Description:

Upon entering Unit 52, you'll be greeted by a spacious living area that offers

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<b>Price</b>	SOLD for \$460,000
<b>Property Type</b>	Residential
<b>Property ID</b>	6150
<b>Land Area</b>	125 m2

### AGENT DETAILS

Nigel Lucas - 0413 351 603  
Jason Gayler - 0403 623 863

### OFFICE DETAILS

North Lakes  
SHOP 15 9 Discovery Dr North  
Lakes, QLD, 4509 Australia  
0413351603



comfort and relaxation for you and your family. The gas cooktop in the kitchen ensures efficient cooking, making meal preparations a breeze. For those who work from home or require a study space, the unit boasts a dedicated study nook upstairs, providing privacy and focus.

The three well-appointed bedrooms are perfect for families, guests, or setting up a home office. The two bathrooms ensure convenience and privacy for all residents.

The location of this unit is truly remarkable, as it sits adjacent to a Nature Reserve. You can enjoy leisurely strolls in the serene surroundings, making it an ideal location for nature lovers. The neighborhood is known for its friendly community and safety, creating a warm and welcoming atmosphere.

Unit 52 also offers plenty of visitor car parking, ensuring that your guests will always find a spot with ease. Moreover, the onsite swimming pool provides a refreshing escape during hot summer days and serves as a great place to unwind after a long day.

Don't miss the opportunity to call this delightful unit your new home. Contact us today to arrange a viewing and experience the peaceful living that Unit 52, 30 Mercury Parade, Mango Hill has to offer.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*