

6/1 Creek St, Murwillumbah, NSW 2484

Sold - \$585,000

Unit 2    



## Spacious Second-Floor Unit | Small Complex | Walk to Town

Finding a unit in Murwillumbah takes patience. Stock is limited and competition is real. This second-floor apartment offers 107m<sup>2</sup> of space, making it one of the two largest in the complex of ten.

Both bedrooms are genuinely spacious with built-in cupboards. The master comes in at 5.1m x 3.6m, big enough for a queen bed and proper furniture without feeling cramped. The combined bathroom and laundry keeps everything practical, and tiled floors throughout mean cleaning is straightforward. Ceiling fans in the living areas handle the summer heat.

What you'll notice first is how private the balcony feels. It looks out over mature trees rather than into other units. The living and dining area flows out onto it nicely. Your carport sits directly below on the ground floor, undercover. There's also shared storage available for owners in the complex.

Council rates are just under \$3,000 a year and strata fees run approximately \$3,800 annually.

You can walk to the Murwillumbah CBD in about five minutes. Cafes, shops, and essential services are all close by. Murwillumbah Public School is around 800 metres away. If you need to commute, the M1 is about a fifteen-minute drive, putting Coolangatta at roughly 35 minutes and Robina around 45. Tweed Hospital is about 25 minutes toward the coast.

Solid opportunity for an investor, first home owner or someone looking to downsize without leaving town.

### Disclaimer:

All information (including but not limited to the property area, floor size, price, address, distances and time travel time and general property description) is provided as a convenience to you, and has been provided to First National Real Estate Murwillumbah by third parties.

Information should not be relied upon and you should make your own enquiries and seek legal advice in respect to all information about the property contained in this advertisement.

**Open for Inspection**

By Appointment.

### Listed By

Scott Reading

