



## Rare Gem in Popular Sunrise

\$690,000 - \$750,000

This neat and tidy one bedroom home is spread across two levels and offers low maintenance living. Located in the enclave of Sunrise, close to the beach, parks, Habitat, The Arts and Industrial Estate and only a 3kms to the centre of town along the cycle path or beach.

The ground floor is open plan, with the kitchen, lounge, study nook and bathroom. The living space opens out to both the enclosed front courtyard and rear patio and garden.

The loft style bedroom upstairs is generous for this style home and offers a large built in robe.

The property also features an undercover car space on title and sits within a small, tightly held strata building.

Positioned within walking distance to Sunrise shops, Tavern and beaches and a short minute bike ride along the cycle path to Byron town centre this property is perfect for investors or first home buyers.

There is a current lease in place until Feb 2025 with excellent tenants.

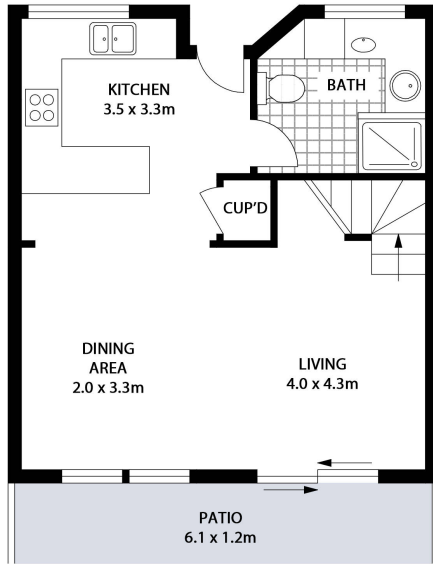
Contact Luke today to arrange a private inspection.



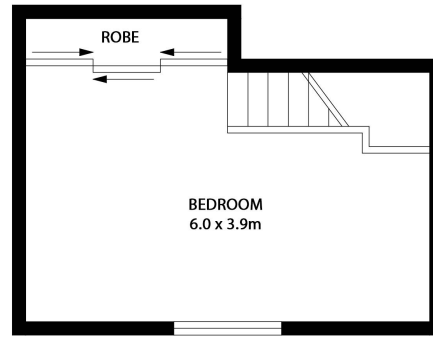
**Luke Elwin**

Sales

0421 375 635



GROUND FLOOR



FIRST FLOOR



18-20 JACARANDA DRIVE, BYRON BAY

INTERNAL: 60m<sup>2</sup> | EXTERNAL: 27m<sup>2</sup>

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Scale in metres. Indicative only. All information contained herein is obtained from sources we believe to be accurate. We cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries. This plan is a representation of the buildings on site and not an indication of council approval. Floorplan as illustration only – all figured dimensions approximate – do not scale – no liability accepted

