



32 Tramline Rise, Burnside

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PICK YOUR FAVOURITE DUPLEX, BUT BE QUICK!! - Ref: 3800

This house sized duplex is currently under construction in the Groves on the best block in the development. Elevated to capture those afternoon breezes and sweeping hinterland views that will never be built out - you will not find a better spot.

This property features all the best quality finishes including stone bench tops, stainless steel appliances, air con and heaps more. 3 bedrooms, 2 bathrooms and a double lock up garage this property is due for completion early 2018. You can make the most of the first home owners grant and move into a brand new home without the associated price tag!

Only 5 minutes from the hospital, 10 minutes from Mapleton & Montville and under 20 minutes to the Sunshine Coast's world famous beaches, shopping and health precincts. Nambour is also on the main train line to Brisbane.

Nambour is close to everything due to it's central location, yet tucked quietly away in the hills from the hustle and bustle of the Coast's larger suburbs. It boasts one of the Coast's highest densities of schools with 11 in the area.

The past three years has seen major developments of Coles, Aldi and Nambour Alliances implementation of creative commerce to fill empty shop fronts with a host of new businesses, restaurants, bars and cafes.

Due to this explosion of new business the hinterland now has one of Queensland's tightest vacancy rates at only 0.9% and highest yields, meaning this property is also a highly attractive choice for investors.

To arrange your private viewing of either duplex, please call Chris Pullen on 0434 449 455.

417 sqm

\$440,000 EACH SIDE

ID# 11890100393

Chris Pullen
0434 449 455

