



## 3/21 Lorna Lim Terrace, DRIVER, NT 0830

### QUIET GROUND LEVEL UNIT WITH HUGE COURTYARD

Positioned within a quiet and well-maintained complex of 6 units, this appealing ground-level unit offers an excellent opportunity for both investors and home buyers. Set opposite a large grassy communal area and featuring convenient off-street parking at the front, the property enjoys a relaxed setting while remaining close to everyday amenities.

Currently tenanted for \$300 P/W until May 2026. Body Corporate Manager is Whittles, Administration fee is \$960 per quarter, and the sinking fund is \$164 per quarter. Total Body Corporate fee is \$ 1,124 per quarter.

The location is highly desirable, with Palmerston Shopping Centre just a short walk away. The area regularly hosts family-friendly community events throughout the year, including markets, seasonal celebrations and Christmas festivities, creating a vibrant and welcoming neighbourhood.

Inside, the home features tiled flooring throughout the main living areas and a spacious open-plan layout that combines the living, dining and kitchen spaces. Security screens on the front door allow the home to be opened to capture refreshing cross-breezes while maintaining comfort and security. The kitchen includes, gas stove, durable laminate benchtops, overhead cabinetry and corner display shelving, offering both

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

**TYPE:** For Sale

**INTERNET ID:** 300P193993

**SALE DETAILS**

**\$355,000**

**CONTACT DETAILS**

**Darwin**

70 Smith Street

DARWIN, NT

08 8946 0500

**Rayna Kirikino**

0400 456 484

practicality and storage.

The apartment comprises two well-proportioned bedrooms, each with built-in wardrobes and soft carpet underfoot. The rear bedroom enjoys views over the private courtyard, while the front bedroom overlooks tropical gardens and the leafy communal lawn area.

The bathroom includes a bath and shower combination along with a vanity that provides additional storage. A separate toilet adds convenience, while the internal laundry located just outside the bathroom includes a linen press for extra storage.

Outdoors, a sheltered patio and paved courtyard create a pleasant space for relaxing or entertaining. The courtyard extends to a side garden framed by established tropical plants and tall palms, providing a private and tranquil safe outdoor space for the children to play.

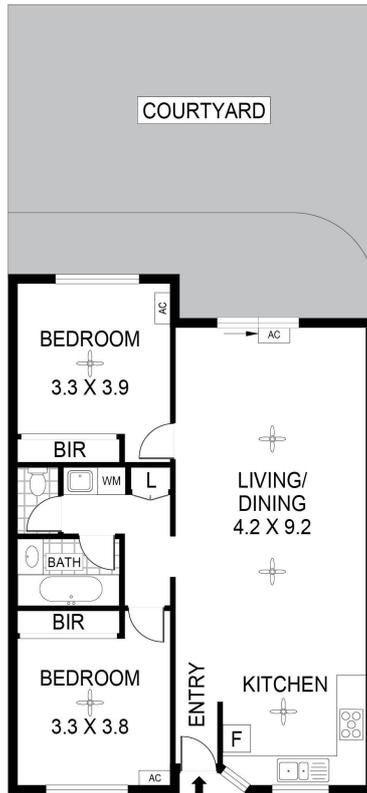
With its convenient location, practical layout and inviting outdoor areas, this property offers excellent potential as a comfortable home or a strong investment with attractive rental returns.

Other features: Close to Schools, Close to Shops, Close to Transport

- Land Area 260.00 square metres
- Bedrooms: 2
- Bathrooms: 1
- Car Parks: 1







Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries

3/21 Lorna Lim Terrace Driver NT 0830