



**first  
national**  
REAL ESTATE

Coastal

Lisa Angell

0438 443 979

07 5444 0800

[lisa@fncoastal.com.au](mailto:lisa@fncoastal.com.au)



19 Millwell Rd, Maroochydore

## Table of Contents

---

- Property Details
- Property Photos
- Property Features
- Financials & Development Info
- Google Map - Property Location
- For Further Information
- Do you need to sell to buy ?
- Are you buying for Investment ?
- Ready to make an offer ?



19 Millwell Rd, Maroochydore

## Property Details



Offers over \$635,000

19 Millwell Road, Maroochydore QLD

### Development Potential

A number of options present for this mostly renovated Maroochydore home, a great choice if you are looking to secure now for future potential development.

Zoned Medium Density

650sqm block

4 bedrooms plus study

Solid brick construction

Renovated open plan kitchen and lounge

Stunning second bathroom downstairs

Fully fenced back yard

Estimated rental per week \$520-\$540

350m to Sunshine Plaza, leave your car at home

Overlooking Millwell park- green space

With the hard work already done, this home is ready for you to move straight in and start enjoying the convenience of Maroochydore CBD cafes, restaurants and shops.

UNDER CONTRACT - Subject to Conditions.



19 Millwell Rd, Maroochydore

## Property Photos Photo Gallery

---





19 Millwell Rd, Maroochydore

## Property Features Key features of the property

---

- 4 Bedrooms
- 2 Bathrooms
- 2 Toilets
- 2 Garages
- 2 Living Areas
- Air Conditioning
- Study
- Balcony
- Fully Fenced
- Dishwasher
- Renovated
- Family Room
- Multi-Storey
- Close to transport/shops/school/park/CBD



19 Millwell Rd, Maroochydore

## Financials & Development Info

| Item          | Approximate |           |
|---------------|-------------|-----------|
| Council Rates | \$1,783     | per annum |
| Water Rates   | \$1,324     | per annum |
| Income        | TBA         |           |
|               |             |           |
|               |             |           |

[Council Rates](#)

[Water Rates](#)

[Development Information Site Report - 19 Millwell Road, Maroochydore](#)

[Sunshine Coast Planning Scheme 2014 Maps - 19 Millwell Road, Maroochydore](#)



**first  
national**  
REAL ESTATE

Coastal

Lisa Angell

0438 443 979

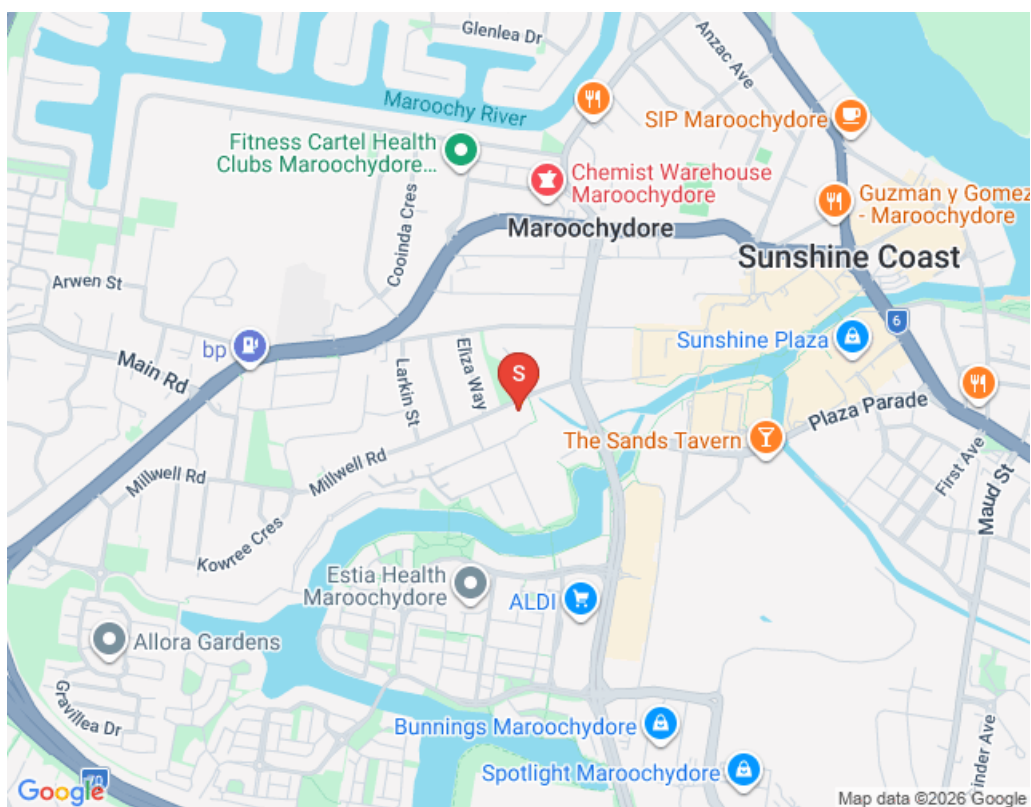
07 5444 0800

[lisa@fncoastal.com.au](mailto:lisa@fncoastal.com.au)



19 Millwell Rd, Maroochydore

## Google Map - Property Location Map





19 Millwell Rd, Maroochydore

## For Further Information

I am the selling agent for 19 Millwell Road, Maroochydore.

If you have any queries please do not hesitate to contact me via phone or email.



Lisa Angell

M: 0438 443 979

E  
: [lisa@fncoastal.com.au](mailto:lisa@fncoastal.com.au)

Lisa's career started in real estate in 1994 when, with her husband Paul purchased their first Real Estate Agency in Mooloolaba. After taking a break to raise their children and pursue other interests, Lisa returned to join the team in a sales capacity within their office, whilst also being a Licensee.

With a naturally friendly and outgoing personality, Lisa is passionate about building strong relationships with her clients and working together to get a great result for both buyer and seller. Lisa believes client's want to work with someone who has a straight-forward, honest and knowledgeable approach with personal communication being the key to meeting a client's needs and expectations.

Lisa's communication skills, honesty and integrity shine through with service that goes well beyond the industry standard.



19 Millwell Rd, Maroochydore

## Do you need to sell to buy ?

---



## Are you buying for Investment ?

### Attention Property Investors

As a landlord you want to be assured that your property is managed professionally & efficiently.

We believe that rental management is not merely "collection of rent" but doing all that we can to ensure that the property that you choose to invest your hard earned dollars in, retains & increases its value so that when you sell this property you receive the maximum amount of profit on your original investment.

### Our Service Guarantee

#### We Guarantee

1. Personalised service
2. Award Winning & Friendly Staff
3. Competitive Rates
4. Quarterly Inspections
5. Regular market rent reviews
6. Accompanied tenant inspections
7. Thorough tenant screening
8. Commitment to minimising rental arrears
9. Timely Disbursals
10. Regular & Prompt Communication

Should we fail to provide any of the above services you are at liberty to cancel your Management Agreement or we will refund the last three months management and rent collection fees from the time you notify the Principal.

Our award winning staff are committed to providing a personal & effective service aimed at maximizing your rental returns & protecting your investment.

Making the switch is easier than you might think – call us today.

[Click here for our complete Property Management proposal](#)





19 Millwell Rd, Maroochydore

## Ready to make an offer ?

---

Ready to make an offer ?

Download an Offer and Acceptance Form by clicking on the link below.

[Download an Offer Form](#)



