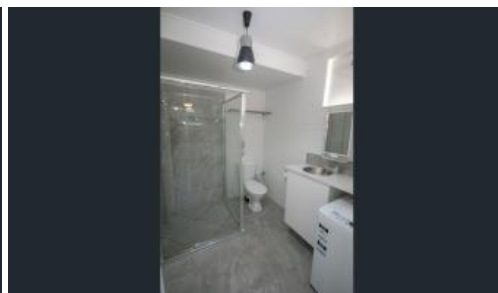


LEASED



5/40 Alexandra Parade, Maroochydore



THIS IMMACULATE UNIT IS NOW AVAILABLE FOR RENT!

PLEASE NOTE THIS IS A BREAK LEASE AND THE CURRENT LEASE WILL END 8/3/22

Clean, tidy, and close to everything - this is the perfect unit situated right in the heart of Sunshine Coast. Imagine waking up in the morning and walking across the road to arrive right at the foot of Alexandra Beach. Alexandra Headland is a very sought after location here on Sunshine Coast with the Sunshine Plaza being just a 5 minute drive away. Restaurants, medical centers, cafes and shops all lie within walking distance to this property.

We love this property because of its:

- \* Amazing location situated across the road from the beach
- \* Recently renovated interior with modern Hamptons style look
- \* One large bedroom with ceiling fans to keep you cool during summer

 1  1  1  37 m2

**Price** \$370 per Week

**Property Type** Rental

**Property ID** 1763

**Land Area** 37 m2

### Agent Details

Eliza Gregory - 0437 085 148

### Office Details

Code Property Group  
9/15 Nicklin Way Minyama,  
QLD, 4575 Australia  
07 5438 3444

**code**  
PROPERTY GROUP

- \* Open plan living allows effortless flow from the kitchen to dining to living area
- \* Walking distance to restaurants, shops and cafes
- \* Built In Robes
- \* Internal Laundry
- \* Water Views

This property will be snapped up quickly, book to inspect today

School zone

Maroochydore State School

Maroochydore State High School

#### HOW TO INSPECT THIS HOME:

1. Click Book Inspection

2. Follow the prompts

If there are no inspections available or the available inspection time slots are not suitable, please call the agent to request an inspection time.

Please note if a property has no inspections available this may be due to the property having an application pending.

Code Property Group accept applications prior to you inspecting the property.

Please follow the below instructions to apply for this home.

#### HOW TO APPLY FOR THIS HOME:

1. Please head to the CODE PG website via this link -

<https://www.codepg.com.au/for-rent>

2. Find the property of interest to you

3. Click the "APPLY NOW" button

4. Please fill in where indicated and follow the prompts

Please note anyone over the age of 18 that will be residing in the property, will be required to complete an application.

#### TO APPLY VIA VIRTUAL OPEN HOME:

1. Click and view the Video Tour

If the CODE CREW cannot conduct a video walk through yet, we have booked a future live video on our Facebook. Please click on the link below to "like" the page for the property's next viewing - <https://www.facebook.com/codepg/>

If you cannot locate a video walk through, do not stress there is one on its way!

PLEASE NOTE, YOU WILL BE REQUIRED TO FILL IN A SIGHT UNSEEN WAIVER FORM.

**\*\*SORRY THIS PROPERTY IS NOT PET FRIENDLY\*\***

Available date: 13/8/2021

Preferred lease term: 12 MONTHS

**\*\*Tenants pay 100% of power\*\***

**\*\*Lawns and gardens maintained by Body Corporate\*\***

**\*\*There are no water charges for this property - this is inclusive in the rent\*\***

**\*\*Tenants are liable to check/confirm active & acceptable internet connection at the property PRIOR to applying\*\***

**\*\*Private inspections available upon request\*\***

**\*\*Booking an open home is essential, please view our website at [www.codepg.com.au](http://www.codepg.com.au) - Click on Rentals - Click on the property you would like to view and 'Book Inspections'. Please ensure you register your details\*\***

DISCLAIMER: The information regarding this property has been obtained directly from the owner, as such, Code Property Group does not guarantee or warrant the accuracy of such information. Interested parties should conduct independent research and due diligence to verify the accuracy of the information provided. Code Property Group takes no responsibility for any errors or omissions and cannot be held accountable for any loss or damages incurred by any party as a result of the information

provided.

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*