



Algester



Exclusive - High Yield Management Rights Near Sunnybank - ID 9159

Permanent Management Rights For Sale

Rare Investment Opportunity

Unlock a premium investment in one of Brisbane's most in-demand areas. This management rights opportunity delivers strong financial performance and excellent long-term potential, located just minutes from the bustling heart of Sunnybank.

This well-established complex boasts consistently high and increasing rental demand/income and streamlined operations. Secure agreements and strong ties with the body corporate make for a smooth, low-stress business environment.

Price \$4,420,000

Property Type Business

Agent Details

Mark Neale - 0402 836 622

Office Details

MR Sales

170 Scarborough St Southport,
QLD, 4215 Australia

1300 928 556

MR  **Sales**

With all systems and procedures well established and an experienced team that is ready to stay on, this is the perfect complex for an investor who wants a business that is easy to transfer/continue while giving great returns.

- **Net Profit:** \$637,500 (Industry accountant verified figures)
- **Return on Investment:** 14.4%
- **Total Asking Price:** \$4,420,000
- **Multiple:** 5.6 (Very low for high income complex)
- **Letting Pool:** 140 modern townhouses
- **Efficient Operations:** Reliable systems in place to ensure seamless day-to-day management, with long term, experienced manager who wants to continue management
- **Secure Agreements:** Long-term agreements with 23 years remaining
- **Strong Community Ties:** Cooperative and professional relationship with the body corporate, with no significant issues
- **Low Maintenance Requirements:** Tidy, well-designed common areas keep upkeep simple, with contract gardeners in place
- **Onsite Amenities:** Pool, gym, and CCTV security system add to tenant appeal
- **Manager's Residence:** Spacious, freestanding 4-bedroom townhouse with a dedicated office, double garage, and generous outdoor spaces. Very comfortable and modern.
- **Flexible Lifestyle:** No set office hours allow you to manage the business your way

A rare opportunity to invest in a high-performing asset in a fast-growing area. Perfect for experienced operators or savvy investors looking to expand their portfolio with a quality, high-return property.

Net Profit: \$637,500

Reduced Asking Price: \$4,420,000

(Inclusive of Manager's Real Estate)

For further information or to arrange an inspection of this
Management Rights business opportunity contact:

Exclusive Management Rights Broker

Mark Neale

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