



# FOR SALE

## SUPERB INVESTMENT OPPORTUNITY

With excellent long term tenants in place this very neat property would make an excellent addition to any investment portfolio. Offering a secure, long term and low maintenance investment with good returns. The property is located in a quiet cul-de-sac in a popular school catchment area.

Some brilliant features throughout include-

- Open plan kitchen, dining & lounge. The kitchen offers plenty of cupboard space, a new dishwasher & gas cooking.
- 3 bedrooms all with built-ins. Two of the bedrooms have ceiling fans and the main has a separate toilet.
- Separate bathroom
- Second separate toilet
- Dedicated laundry room with second shower
- An open room currently used as an office
- Downstairs features another separate room with a bar

Additional Facilities-

- Fully fenced yard
- Single lock up garage and a single carport
- Garden Shed
- New reverse cycle air conditioning

Great tenants in place who have been at the property a number of years with a lease until May 2019 at \$335 per week.

Please call today on 0416 435 798 to arrange an inspection.

3 BED | 2 BATH | 2 CAR

PRICE:

Offers Over \$289,000

OPEN FOR INSPECTION:

N/A



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