

56 THURECHT STREET MARYBOROUGH



FOR SALE

REDUCED TO SELL NOW YOU BETTER BE QUICK !!!

Happy tenants have loved living in this versatile property for 13 years and would love to stay long term. As they have treated the house as their home and love the location and the access to the public reserve that the property backs on to.

The home is a typical high set with three large bedrooms an open plan kitchen, dining, and lounge area on the top level. The main bathroom and a separate toilet it also located on this level.

The lower level is a flexible space that is currently used as the teenager's domain with a second bathroom and rumpus area. The laundry is also on this level and there is a separate entrance. A private outdoor space is located on the ground level.

Under cover parking is provided for four vehicles and the property can be accessed from the rear through double gates to easily manoeuvre a boat or caravan.

The home backs onto a large public open space that can be utilised as extra space for children or to let the dogs run through a private secure gate.

The property offers a good value addition to any investment portfolio or an affordable future home.

If you are an out of area purchaser a private face time or video messenger inspection can be scheduled on request.

The home features:

- Open plan living area
- Three large bedrooms
- Second bathroom
- Extra storage under the home
- Flexible living spaces
- Original timber floors
- Rear access for boat or caravan
- Backing on to public open space
- Under cover parking for four vehicles
- Tenanted until 15th of May 2021
- Current rental return \$240pw
- Great long-term tenants happy to stay

3 BED | 2 BATH | 4 CAR

PRICE:
\$229,000

OPEN FOR INSPECTION:
N/A



Honi Benson
0409935947

honib@honibrealty.com.au
honibrealty