



## FOR SALE

**3 DUAL KEY LAND LOTS - ONLY \$269,000 EACH  
DEVELOPER LIQUIDATING LOT 5, & 6 , 82  
OUTLOOK DRIVE WATERFORD QLD 4133**

**0 BED | 0 BATH | 0 CAR**

**PRICE:**  
269,000

**OPEN FOR INSPECTION:**  
N/A

**BUILD YOUR OWN DUAL KEY HOME OR SINGLE KEY HOME  
LOT 4 SOLD RECENTLY- LOT 5 & 6 ARE AVAILABLE**

These land lots are already completed with operational works and are ready to build. Some House plans with Architect drawings are already available for the new builder. BUILD DUAL KEY HOMES ON THESE LOTS ,ONE TO LIVE IN AND THE OTHER FOR EXTRA INCOME / OR JUST SINGLE HOME

Lot 3 is has a brand new dual key home and is rented out for over \$900.00 /week & SOLD FOR \$840,000 RECENTLY.You can build your dual key home similar to lot 3 building with the following features.

5 Bedrooms , 3 bathrooms, two lockup garages This is a great opportunity for an investment with favourable returns. With an Estimated Rental income of \$940.00 /week in a area with high rental demand the investor should make your reservation.Offering uninterrupted Brisbane views on the main deck has separate entries. Total floor area of 233sqm. Construction on two levels , the building has 5 bed rooms in total with 3 bathrooms , two living areas decks with views, two car garages, two separate residential entities with two separate entries and cater for for two sets of tenants. The upper level has 3 bed rooms with two bath rooms( ensuite) and living area has Estimated rent -\$545.00/week) while the ground Floor having two bed rooms, one bath room plus living area has an estimated rental value of \$495..00/ week.

**FEATURES OF THIS PROPERTY INCLUDE:**

- Barrier termite protection
- Ensuite on the main dwelling
- Colorbond fully insulated roof
- Quality Stainless Steel Appliances inc dishwasher, electric cooktop and oven
- Air conditioning to living and master bedroom to the main dwelling
- Air conditioning to living to second dwelling
- Carpet in bedrooms and tiles throughout
- Ceiling fans to bedrooms
- Remote-controlled garage doors.
- Window furnishing to sliding windows and doors



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# PROPOSED RESIDENCE LOT 4 VIEW PLACE WATERFORD



DRAWING LIST		
DWG NO.	DRAWING NAME	REV.
000	COVER SHEET & GENERAL NOTES	2
001	SITE PLAN	2
002	GROUND FLOOR PLAN	2
003	FIRST FLOOR PLAN	2
004	ELEVATIONS	2
005	SECTIONS	2

## ENERGY EFFICIENCY

REFER TO ENERGY EFFICIENCY REPORT BY  
ENERGY RATING CONSULTANT

## WINDOWS

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.