6 MELALEUCA WAY, CESSNOCK, NSW, 2325









SOLD

DUAL INVESTMENT OPPORTUNITY!

Dual Home: 1& 2/6 Melaleuca Way, Cessnock
Investment Opportunity: dual income property. Recently built in 2023, offering two residences on one title, this meticulously designed property generates a combined rental income of $930 per week or live in one and rent the other for the savvy investors.

UNIT 1– 3 spacious bedrooms with built-in robes and fans – The master bedroom offers an en-suite, walk-in robe, and air conditioning. Spacious kitchen with quality appliances and stone benchtops with plenty of cupboard space. A large open-planned tiled dining/lounge that includes air conditioning and opens to a patio / private backyard. Internal access single car remote garage

UNIT 2- Thoughtfully designed with two bedrooms, one bathroom, and an open plan living area, kitchen with quality appliances and stone benchtops with plenty of cupboard space and lock-up garage.

Both properties have independent entries, ensuring privacy and robust rental yields for savvy investors. Strategically located in The Vines Estate, this property offers convenience to amenities like schools, parks, and shopping centres.
Don't miss this opportunity for financial security in a flourishing real estate market. Contact us today for a private viewing.

Features:
Unit 1 Current rental $510pw
• 3 Bedrooms, 2 Bathrooms (Ensuite to Main)
• Open Plan Living, Dining, and Kitchen Area
• Split system Air Conditioning
• Private Yard with Undercover Alfresco
• Separate Internal Laundry, Secure Lock-up Garage with internal access.

Unit 2: Currently rented $420 pw
• 2 Bedrooms, 1 Bathroom
• Open Plan Living, Dining, and Kitchen Area
• Dishwasher, Split System A/C
• Internal Laundry, Private and Secure Yard

5 BED | 3 BATH | 2 CAR

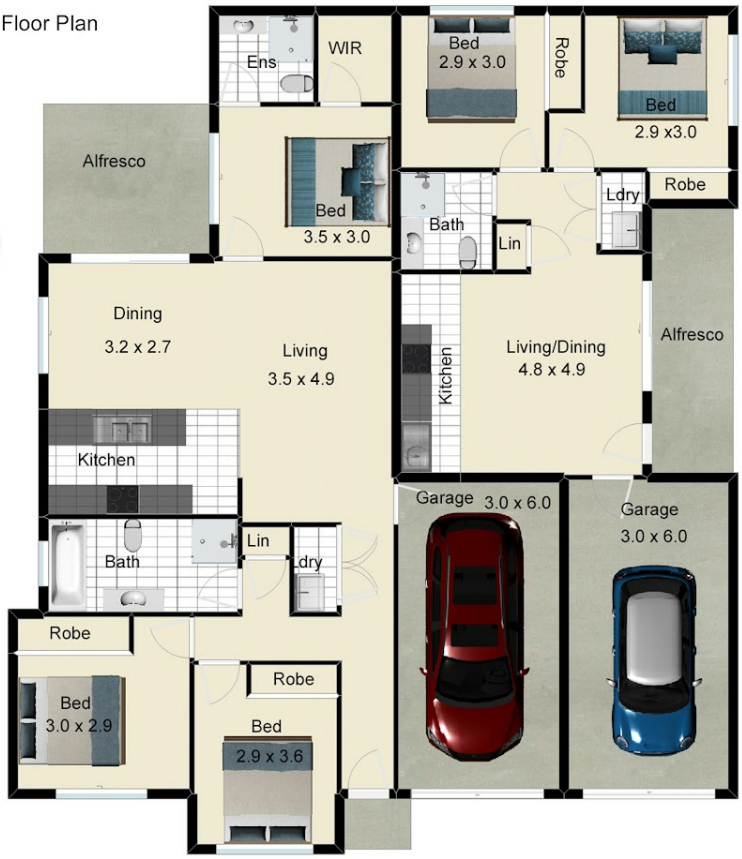
PRICE:
$850,000

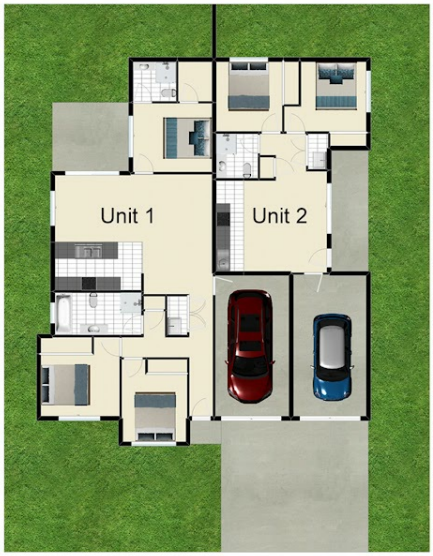
OPEN FOR INSPECTION:
N/A



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Floor Plan





Site Plan (not to scale)

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6 Melaleuca Way Cessnock

Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries

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.

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