



# FOR SALE

## DUAL KEY INVESTMENT OPPORTUNITY @ \$850PW

Located in a quiet cul-de-sac with only a handful of properties, this 4-bedroom dual key property was built in 2018 on a 756m<sup>2</sup> block. It currently returns \$820 per week, which will increase to \$850 per week in September 2024.

### Unit 1:

- \* 3 good size, carpeted bedrooms with built-in robes and ceiling fans
- \* Main bedroom with ensuite, air-conditioner & ceiling fan
- \* Open plan, tiled, living/dining/kitchen with air-conditioner
- \* Great kitchen with electric cooking, dishwasher, and plenty of cupboards
- \* Great family bathroom with separate bath and shower
- \* Security screens on doors and windows
- \* Single remote garage with internal access
- \* Generous size separate laundry
- \* Fully fenced

### Unit 2:

- \* 1 carpeted bedroom with built-in robe, air-ceiling fan
- \* Separate lounge
- \* Open plan, tile dining and kitchen with air-conditioner
- \* Kitchen with everything, electric cooking, & plenty of cupboards
- \* Family-size bathroom with two-way access
- \* Security screens on doors and windows
- \* Single remote garage with internal access
- \* Laundry in the garage
- \* Fully fenced

Bellbird Park offers an idyllic and serene setting convenient for families, retirees, first homeowners, and investors alike. Just metres from buses, expansive parklands, shops, and a primary school, it ensures ease of family living. The area encourages a lifestyle of leisure and convenience, with the local high school and childcare centre just a stroll away, and nearby train stations, Orion Springfield Central with its communal pool and endless shopping options, and the University of Southern Queensland are easily accessible by car.

4 BED | 3 BATH | 2 CAR

PRICE:  
For Sale

OPEN FOR INSPECTION:  
N/A



**Karen Moke**  
**0406521370**  
karenmoke@atrealty.com.au  
[www.atrealty.com.au](http://www.atrealty.com.au)

1/12 Prosperity Close, Bellbird Park



Please note: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.

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.