



**SOLD**

**BLOCK 456 M2 ! BUILT 219 M2 ! 2021 BUILT ! \$920 PER WEEK CURRENT INCOME !!**

This dual key property, built in 2020, presents a fantastic investment opportunity with great long-term tenants and promising returns. Here's a detailed overview of the features and benefits of this investment:

**Property Overview**

Lot Size: 456 m<sup>2</sup>  
Dual Units: Two fully self-contained units with separate entrances, utilities, and amenities.  
Unit 1: 3 bedrooms, 2 bathrooms, 1 car garage.  
Unit 2: 2 bedrooms, 1 bathroom, 1 car garage.

**Unit 1 Features:**

Living Area: Open-plan living, dining, and kitchen flowing to the outdoor patio.  
Kitchen: Stylish with stone benchtops and ample storage.  
Bedrooms: 3 spacious carpeted bedrooms with built-in wardrobes and ceiling fans; master with ensuite and walk-in wardrobe.  
Climate Control: Air conditioning in both the living area and master bedroom.  
Garage: Remote-controlled single garage with internal access and integrated laundry.  
Outdoor: Secure backyard, fully fenced.  
Lighting: Modern LED lights throughout.  
Rental Income: Currently \$500 per week, leased until 06/03/2025. Potential to increase to \$565 per week.

**Unit 2 Features:**

Living Area: Open-plan living, dining, and kitchen with access to a patio.  
Kitchen: Modern kitchen with plenty of storage.  
Bedrooms: 2 bedrooms, both with built-in wardrobes.  
Climate Control: Air conditioning in the living area and master bedroom.  
Garage: Single lock-up garage with separate laundry.  
Outdoor: Secure, fully fenced backyard.  
Lighting: LED lights and ceiling fans throughout.  
Rental Income: Currently \$420 per week, leased until 02/06/2025. Potential to increase to \$480

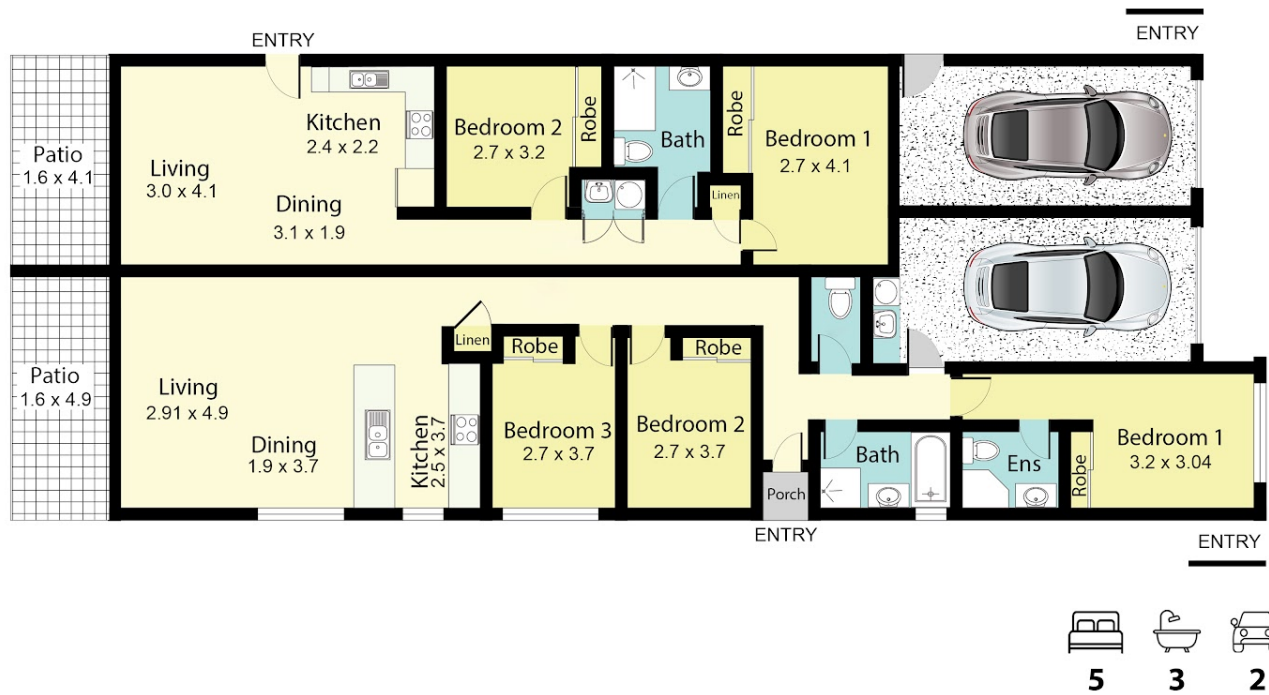
**5 BED | 3 BATH | 2 CAR**

**PRICE:**  
\$890,100

**OPEN FOR INSPECTION:**  
N/A



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## Dual Occ in Park Ridge

TOTAL APPROX FLOOR AREA: 220 m<sup>2</sup>

Land Size: 456m<sup>2</sup>

*Disclaimer: All measurements are approximate and not to scale. This floor plan is strictly for marketing and illustration purposes only. Interested parties should make their own enquiries.*

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