



# SOLD

## 3 BEDROOM & 2 BEDROOM DUPLEXES – GREAT DUAL INCOME

These well-maintained duplexes, on a generous 722 sqm block in a convenient Warner location, offers strong rental returns with longstanding current tenants in place, ensuring immediate cash flow. Alternatively, from mid-August next year, it provides the perfect setup for multi-generational families, offering plenty of space for everyone to live comfortably together!

### Key Features:

- Total Weekly Rental Income: Currently \$840, with a current rental appraisal indicating potential to increase to \$975 per week
- Both units on same title with no strata fees
- Both units are in excellent condition
- Each unit has their own water meter and their own electricity meter for direct tenant payments to service providers
- Reliable, long-term tenants are currently in place, ensuring consistent income
- The spacious block offers ample outdoor space, enhancing the appeal of both units
- Close to local schools, shops, and transport links

### UNIT 1:

- Leased until 17 July 2025 at \$490 per week, with rental appraisal potential to \$550 per week
- Three spacious built-in bedrooms
- Two modern bathrooms
- Double garage with internal access
- Open-plan kitchen, family and meal areas - perfect for entertaining
- North facing and very private alfresco for outdoor relaxation
- Large, fenced side-yard, ideal for families and children to play
- Ceiling fans and split air conditioning for year-round comfort

### UNIT 2:

- Leased until 14 August 2025 at \$350 per week, with rental appraisal potential to \$425 per week
- Two spacious built-in bedrooms
- Open kitchen and generous living area
- Huge North facing and very private alfresco
- Ceiling fans and split air conditioning to keep cool in summer

## 5 BED | 3 BATH | 3 CAR

PRICE:  
\$990,000

OPEN FOR INSPECTION:  
N/A



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# 15 HOMELAND CRESCENT, WARNER



Measurements are indicative only. Plans should not be relied on. Interested parties should make and 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.