



SOLD

TWO HOMES, TWO INCOMES – A UNIQUE INVESTMENT OPPORTUNITY IN HUNTER VALLEY

Inspection by appointment or as advertised

Property Overview:

Asking Price: \$900,000 - \$950,000

Property Type: Dual Occupancy (3+2 bedrooms)

Unit 1 (3-bedroom): Currently tenanted at \$520 per week, lease expires 8 May 2025

Unit 2 (2-bedroom): Currently tenanted at \$420 per week, lease expires 4 July 2024

Land Size: 548m²

Council Rates: \$1,577.02 per annum

Water Rates: \$745.98 per annum

Property Features:

Main House:

- 3 Spacious Bedrooms
- 2 Modern Bathrooms, including Ensuite to Main Bedroom
- Open Plan Living, Dining, and Kitchen Area
- Split System Air Conditioning for year-round comfort
- Private Yard with Undercover Alfresco Area, perfect for entertaining
- Separate Internal Laundry
- Single Lock-up Garage

Secondary House:

- 2 Bedrooms with Built-in Wardrobes
- 1 Stylish Bathroom
- Open Plan Living, Dining, and Kitchen Area
- Fully Equipped Kitchen with Dishwasher
- Split System Air Conditioning for year-round comfort
- Internal Laundry
- Private and Secure Yard

5 BED | 3 BATH | 2 CAR

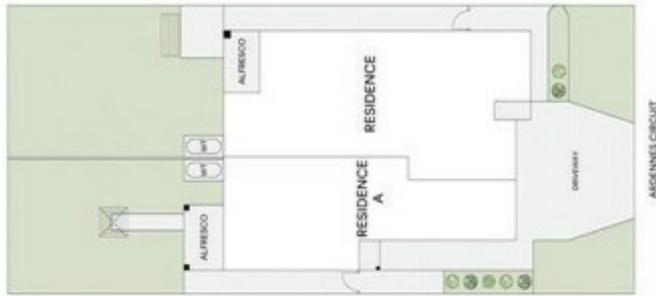
PRICE:
\$950,000

OPEN FOR INSPECTION:
N/A



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Floor Plan



All information contained in this document is taken from the best available sources and is believed to be accurate, however we cannot guarantee its accuracy. Interested parties should make and rely on their own enquiries in relation to measurements, dimensions, layout, fixtures and descriptions.

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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.