8/115 LAUREL AVENUE, LISMORE, NSW, 2480









SOLD

SOLD BY ROBYN HUNT REAL ESTATE

Excellent Rental Potential - Central Lismore Unit - Walk to Hospital and Shops

Offering unbeatable convenience, this modernised unit is located less than 450m to both Lismore Base Hospital and Lismore Square Shopping Centre, and is ideal for those wanting to break free from the rental cycle, or investors looking for a strong potential rental return.

Tastefully updated, with neutral colour tones throughout and vinyl flooring in the open plan living and kitchen area, the unit is for those seeking easy living.

The two bedrooms are generous in size, and each enjoy the benefits of having ceiling fans and built-in wardrobes already in place.

Positioned at the rear of a complex of 8 units, an inviting balcony area with retractable privacy screen is a delightful place to enjoy a morning or afternoon cuppa while saying hello to the local birdlife.

The real bonus with this one is the MASSIVE double garage.There is loads of room here for a boat or trailer or 4WD plus all the big toys and tools.

Features you'll love:
* 2 oversized bedrooms with built-in wardrobes and ceiling fans
* Contemporary kitchen (with dishwasher) and bathroom
* Air conditioner - large enough to heat or cool the entire unit - plus ceiling fan in lounge area
* Private balcony - perfect for a morning coffee
* Double lock-up garage plus HUGE storage area underneath (external access only)
* Security screens for peace of mind
* Less than 450m to both Lismore Base Hospital and Lismore Square Shopping Centre

While the property has been affected by flood, it offers excellent value with a gross rental return potential of approximately 8% - making it one of the most affordable entry points into the local market. We currently even have a tenant ready to go if you would like!

Whether you're looking to get a foot in the door or expand your investment portfolio, this property is a great opportunity in a high-demand location.

2 BED | 1 BATH | 2 CAR

PRICE:
$284,000

OPEN FOR INSPECTION:
N/A



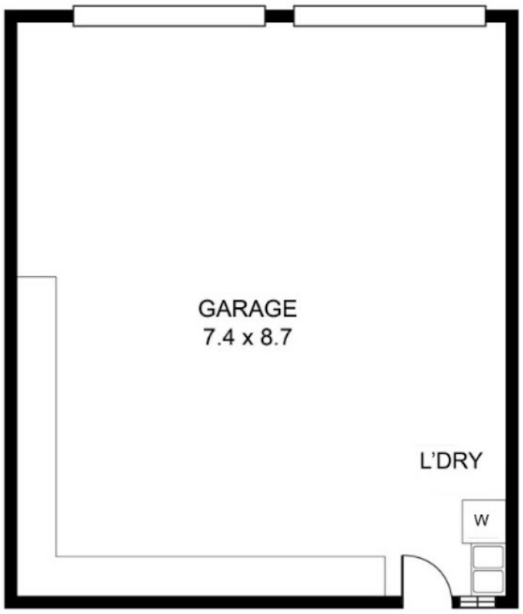
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APPROXIMATE AREAS
INTERNAL: 136m²
EXTERNAL: 14m²



GROUND FLOOR : 68m²



FIRST FLOOR : 68m²

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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