



FOR SALE

CONVENIENTLY LOCATED COTTAGE SET ON 1012M2 OF INDUSTRIAL ZONED LAND!

Currently a quaint three-bedroom pre-war cottage-style home, that is a blend of character and functionality in sought-after Bundaberg East. The block is a generous 1,012 square metres in size, offering space and endless potential for anyone seeking their first home or investment. Given the industrial zoning, STCA, you could convert the house to office space and build an adjoining modern shed / work and or storage space or pursue any other endeavour allowed under the zoning. While you are considering your plans, you could also rent the house out, as the property has previously rented for \$450 pw. With some basic upgrades the properties rental potential could be enhanced. There are a number of opportunities to be explored at this address. Convenient Location: Walk to all you could need. In good proximity to both public, private and special education. Rates approximately \$4,400.00 pa

DISCLAIMER: Whilst every effort has been made to ensure the accuracy of these particulars, no warranty is given by the vendor or the agent as to their accuracy. Interested parties should not rely on these particulars as representations of fact but must instead satisfy themselves by inspection or otherwise.

3 BED | 1 BATH | 2 CAR

PRICE:

Offers Over \$470,000.00

OPEN FOR INSPECTION:

N/A



Tanja Brown

0439145689

tanjabrown@atrealty.com.au

www.atrealty.com.au