



FOR SALE

WELCOME HOME, PERFECT FOR FLY IN, FLY OUT OR INVESTORS

Located just minutes to Mackay Airport, Shopping Centres, Schools, Day Care, Bunnings, Souths Leagues Club, Sporting facilities, City Gates, CBD and the Beach is this new to the market, 3 bedroom home with office. Situated on a 610m2 allotment with concreted, dual access up both sides and a powered, single bay shed plus lean to, all the vehicles will be safe and sound behind lock up, double gates to both sides. The home also has solar panels to keep those pesky power bills down and the roof is in great condition. The home has been well loved and is a great layout with the office at the front entry, the centre living area has a servery/brekky bar to the fully equipped kitchen/dining area and the house is fully security screened and mostly airconditioned. The bathroom and internal laundry is to the rear of the home with a separate toilet which is conveniently located directly off the HUGE, covered, 34m2 timber deck which overlooks the lovely, landscaped backyard and is perfect for entertaining. There is another covered smaller deck to the side of the home which is ideal for a BBQ and a little workshop area on the main deck which is ideal for the TV, fridge and any extras that need coverage as it has a roll down shutter door. A generous garden shed for the mower and extras, gas cooking and hot water, NBN, awesome neighbours and so much more. If you're looking for a first home, Investment property or simply downsizing, this one could be for you. Genuine sellers and all enquiries to be made through the agent. Call Jodie now for your private viewing or keep an eye on the open house times.

Estimated Rental Return \$640 to \$700 per week
Rates: \$1,947.44 per half year.

Disclaimer: While 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 satisfy themselves by inspection or otherwise. Although high standards have been used in preparing this document, no legal responsibility can be accepted for any loss or damage resulting from the content or use of this information. Any photographs show only certain parts of the property as they appeared when taken. Areas, amounts, measurements, distances, and all other numerical information are approximate only. Note: Every care has been taken to verify the accuracy of the details in this advertisement; however, we cannot guarantee its correctness. Prospective purchasers are requested to take necessary action to satisfy themselves with any pertinent matters.

3 BED | 1 BATH | 2 CAR

PRICE:

Offers from 698,000

OPEN FOR INSPECTION:

Jul 4 at 11:15am - 11:45am

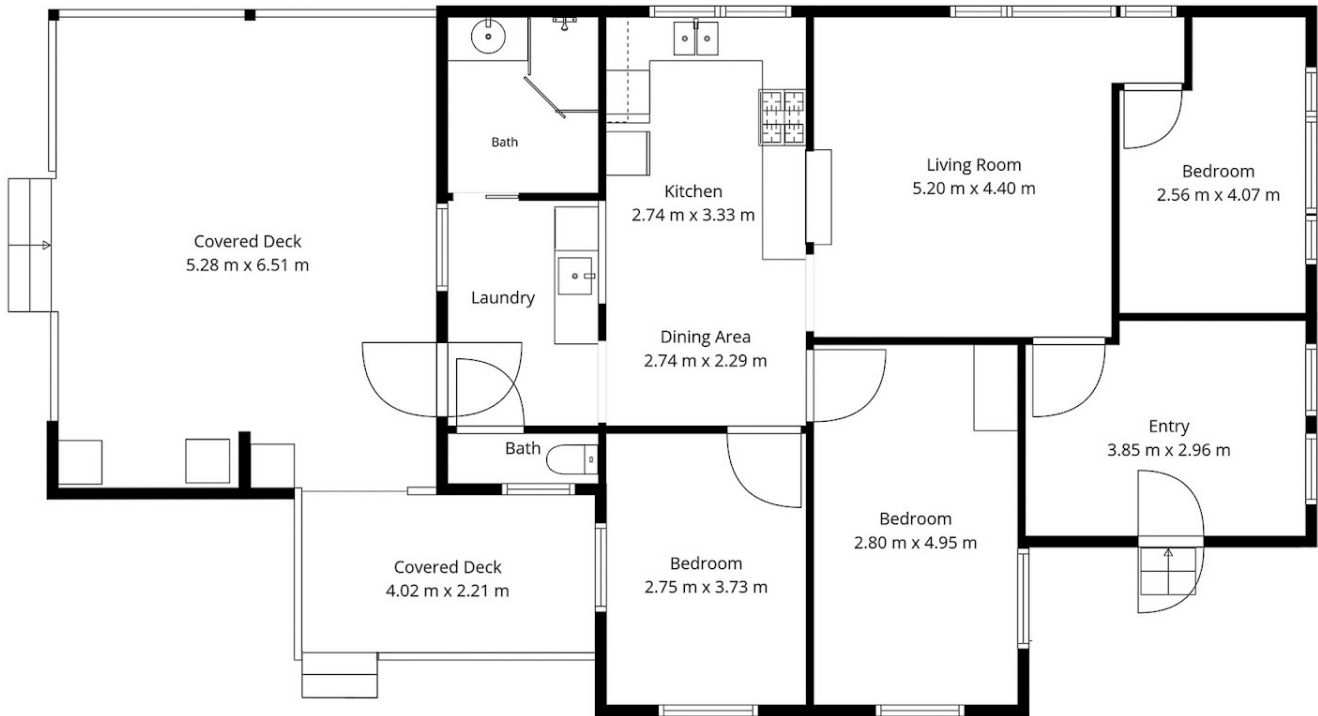


Jodie Cowin

0407211322

jodiecowin@atrealty.com.au

www.atrealty.com.au



Areas (approx)

Total 146m²

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.

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.