

## Quaint little cottage with a great rental return

Price : SOLD

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You will be pleasantly surprised the moment you walk in the front door, greeted by a bright open foyer area. The open plan living area has freshly laid carpet and a large reverse cycle air-conditioner.

The kitchen has also been renovated with new stylish cupboards offering plenty of storage space with a modern look. The kitchen has been fully equipped with cooking utensils which are included in the sale.

The two bedrooms found at the front of the house both have polished wooden floor boards, large built in cupboards, reverse cycle air-conditioning and 9 foot ceilings. Both bedrooms are fully furnished with linen included as well.

There are two living spaces attached to the bedrooms, one has a beautiful old style fire place and polished floor boards, and the other living room could be used as a games or office room.

The bathroom is of very good size, offering a bath, separate shower, toilet and large single basin vanity. You will find the laundry outside conveniently near the clothes line. The laundry is equipped with a washing machine and dryer.

The property offers a large back yard area which is separated into two parts. The front part of the yard offers a nice verandah area allowing you to sit down and admire the beautiful developed garden. The rear of the yard has access from the lane way and offers a secure spot to park your car. There is a medium size garden shed found in the back yard as well offering great storage as well.

This sale comes with a great rental return plus all furniture is included in the sale.

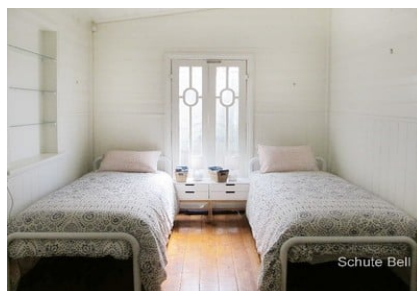
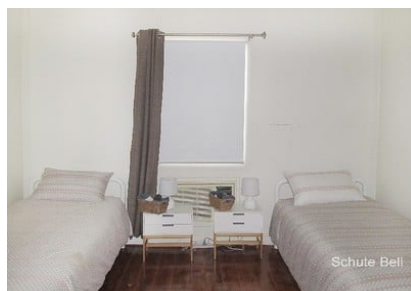
The house is centrally located close to the hospital, shops and sporting facilities and is on a long term lease receiving \$300 a week offering a great return on your investment!

Inspection by appointment only

This information has been obtained from our vendors and third parties. We make no representations to its accuracy. All computer images, maps and photographs are indicative only. We are merely passing the information on. Interested parties should make their own enquiries.

### Inspections by appointment only

Please contact the agent for a private inspection



Representative

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