



7 Chandler Crescent, CEDUNA, SA 5690

Investment Opportunity with Long-Term Tenants – Solid Returns in Ceduna!

Welcome to 7 Chandler Crescent, Ceduna, privately positioned behind a charming cast iron front fence and double gate. This well-presented transportable home with rendered exterior walls offers comfort, functionality, and strong investment appeal in the thriving coastal township of Ceduna.

A short front porch sits opposite a stylish bay window—perfectly sized to enjoy your morning coffee or unwind with a cool drink after a long day.

Comfortable Open-Plan Living

Step inside via the front door into a spacious open-plan living zone incorporating the lounge, dining, and kitchen areas. A large reverse-cycle wall air conditioner ensures year-round comfort. The lounge and all three bedrooms are carpeted for warmth underfoot, while horizontal roller blinds dress the main windows throughout the home.

Well-Equipped Kitchen

The practical kitchen features:

TYPE: For Sale

INTERNET ID: 300P192876

SALE DETAILS

\$275,000

CONTACT DETAILS

WUDINNA

44 Eyre Highway

WUDINNA, SA

08 8680 3300

RLA: 62833

Elaine Seal

0428 400 210

- * Bench-top gas cooktop
- * Under-bench electric oven
- * Overhead exhaust fan
- * Two-door corner pantry
- * Generous fridge recess

Wood-look vinyl flooring enhances the kitchen, dining area, and long central passage, combining durability with modern appeal.

Three Bedrooms | Two Bathrooms

The main bedroom includes a spacious walk-in robe and private ensuite complete with:

- * Corner glass shower alcove
- * Vanity with wall mirror
- * Toilet
- * Combined dual heat lamps, light, and exhaust fan

The main bathroom is thoughtfully designed in a three-way configuration, offering a separate vanity and toilet alongside a glass shower alcove and bath-ideal for busy households. All wet areas are tiled for easy maintenance.

Practical Laundry & Outdoor Features

The laundry provides a stainless-steel trough, washing machine taps neatly housed within the cupboard below, and convenient access outside via a glass sliding door.

Externally, the property continues to impress with:

- * 6m x 6m double carport under the main roof
- * 5.5m x 6m Colourbond garage with concrete floor (power not yet connected)
- * Small modular water tank for drinking purposes
- * Spacious rear yard â## a blank canvas ready for a keen gardener, complemented by two large established shade trees

Strong Investment Appeal

This property represents an outstanding investment opportunity with reliable, long-term tenants secured on a fixed lease until February 2027, currently returning \$370.00 per week.

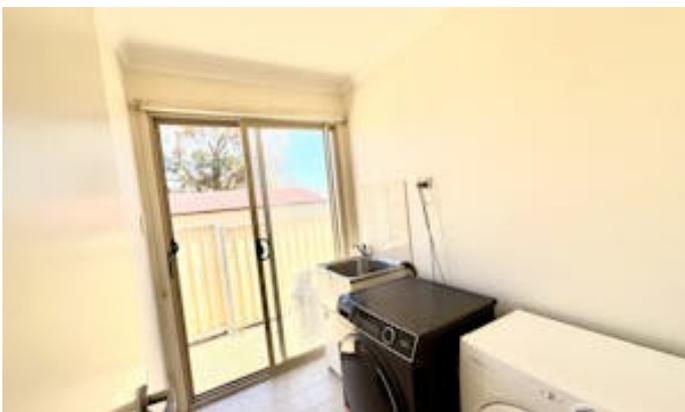
With limited properties available on the market, now is the perfect time to start or expand your investment portfolio.

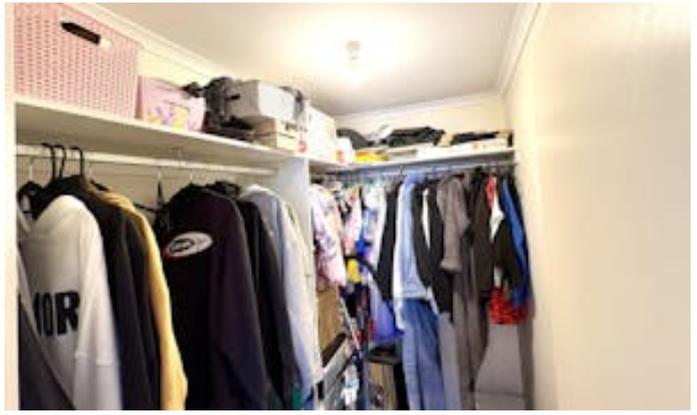
A visual walk-through video is available online, or contact the Agent today to arrange your private inspection.

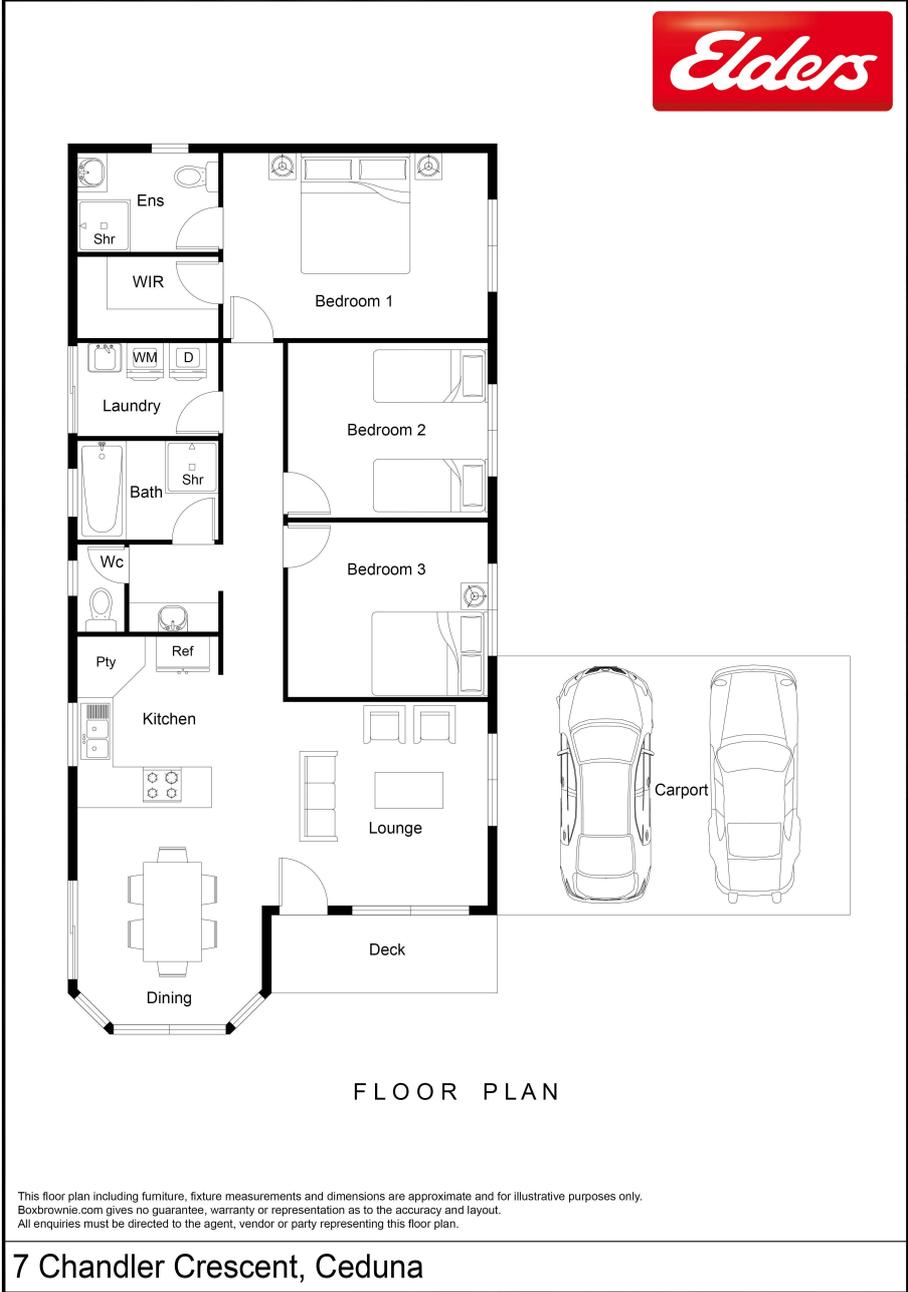
Secure your slice of Ceduna's growing market today!

- Land Area 992.00 square metres
- Building Area: 120.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Car Parks: 2
- Single garage
- Single carport
- Ensuite









FLOOR PLAN

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. Boxbrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.

7 Chandler Crescent, Ceduna