



6 Tummel Circle, WHYALLA JENKINS, SA 5609

SECURE INVESTMENT OPPORTUNITY IN OCEAN EYRE ESTATE – LEASED UNTIL MARCH 2027

*** INSPECTION BY APPOINTMENT ONLY DUE TO TENANCY ***

Allotment size: 636m²

Council rates: \$2,770.58 per annum

Water supply & sewer rates: approx \$165 per quarter

Year built: 2009

Zoned: General neighbourhood

Occupancy: Currently tenanted \$560 per week until 12 March 2027

Set in the sought-after Ocean Eyre Estate, this property presents an outstanding opportunity for savvy investors. This modern, low-maintenance property is currently tenanted and generating reliable income, with a secure lease in place until March 2027. Positioned in a growing area with strong rental demand, it offers both immediate returns

TYPE: For Sale

INTERNET ID: 300P194900

SALE DETAILS

\$539,000

CONTACT DETAILS

Elders Real Estate - Whyalla

2 Patterson Street

Whyalla, SA

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RLA: 62833

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and long-term potential. A hassle-free addition to any portfolio, this is an investment you can step straight into with confidence.

Entry to tiled hallway with ample walk-in storage

Large carpeted formal lounge and meals with bay window

Master bedroom with walk-in robe and ensuite

Three more carpeted bedrooms, two with built-in robes, one with walk-in robe

Versatile second formal living/games/family room or 5th bedroom â## you decide!

Main bathroom with adjoining powder room and built-in linen storage

Second hallway with ample built-in storage

Third separate tiled toilet with washbasin

Electric roller shutters to main windows

Split system air-conditioning to all living areas

Ceiling fans to all bedrooms

Dual garages with automatic roller doors and roller door access through to rear

Established, low maintenance front and rear gardens

Potential for further improvements to side of property for shedding access

Approx 5 kw solar system

Disclaimer: We have in preparing this information used our best endeavours to ensure that the information contained herein is true and accurate but accept no responsibility and disclaim all liability in respect of any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein. Elders Real Estate RLA62833

- Land Area 636.00 square metres
- Bedrooms: 5
- Bathrooms: 2
- Double carport







