



18/30 Oakey Flat Road, MORAYFIELD, QLD 4506

UNDER OFFER Prime Investment Opportunity: Great Rental Yield Townhouse in Morayfield's Central, Small Complex!

Don't pass this opportunity to purchase a quality townhouse in a growing area, offering a great tenant paying \$470 per week, on a fixed lease until 10 June 2024.

Situated in a central location close to public transport, schools, Bunnings, Aldi, Woolworths, Coles and two shopping centres all within a 3 minute drive away, makes this an attractive buy for the astute property investor, or owner occupier who would consider moving in once the lease expires.

Features:

- Spacious modern townhouse in a small complex of 22
- Resort style pool, BBQ and plenty of visitor parking
- Open plan living/dining opening to the functional kitchen
- Kitchen benches made of caesar stone benchtops, quality appliances including hot

TYPE: Sold

INTERNET ID: 37P5177

SALE DETAILS

Offers over \$419,000

CONTACT DETAILS

Elders Real Estate Shailer Park

4/54 Bryants Road
Shailer Park, QLD
(07) 3440 8500

Ruth Hukka

0422 504 872

plate, oven, rangehood and dishwasher

- Airconditioning and fans throughout the home upstairs and downstairs
- Master bedroom has sliding robe, ensuite, and its own private balcony
- Two additional spacious bedrooms all-inclusive of a built-in robes and ceiling fans
- Main bathroom with separate shower, bathtub and toilet
- Separate powder room with the 3rd toilet downstairs
- Single lock up garage with remote door and laundry
- Outdoor entertaining undercover alfresco area with tiled floor
- Low maintenance fully fenced and secured backyard easy to maintain
- Security screens, fans, water tank and air conditioning
- Built in 2012
- Land size 142m²
- Low Body Corp \$1,606 half yearly approximately
- Rates and water \$950 per quarter approximately
- Rental Yield 5.82%
- Great Body Corporate
- Pet friendly complex

The photos accompanying this listing may not accurately reflect its current appearance. These images are using virtual furniture to give the viewer an idea on how it would look furnished and are intended for illustrative purposes only.

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.

Other features: Carpeted, Close to Schools, Close to Shops, Close to Transport, Roller Door Access

- Land Area 142.00 square metres
- Building Area: 108.00 square metres
- Bedrooms: 3
- Bathrooms: 2
- Single garage
- Ensuite





