



2 Flynn Street, TAMWORTH, NSW 2340

TWO UNITS, ONE TITLE, SMART SOUTH TAMWORTH BUY

Prominently positioned and built for longevity, this dual-unit property offers a refined balance of income, practicality, and long-term hold appeal.

The solid brick construction immediately sets the tone, low maintenance, durable, and suited to consistent tenancy.

Each unit has been designed for comfort, with spacious living zones, natural light, and climate control through split-system air conditioning and ceiling fans.

Outdoors, both residences feature separate yard spaces, creating usable outdoor areas that enhance tenant appeal without adding unnecessary upkeep.

Set on a corner allotment, the property benefits from improved access, increased presence, and a sense of separation that elevates it beyond standard duplex designs.

Secure vehicle storage with internal access adds an extra layer of convenience and practicality, while one bathroom has been recently updated, enhancing overall appeal.

Perfectly positioned just 5 minutes from Tamworth CBD, this property is close to schools, steps from specialty shops, and within easy reach of major local infrastructure,

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: Auction

INTERNET ID: L40888344

AUCTION DETAILS

6:00pm, Thursday July 16th, 2026

CONTACT DETAILS

**Elders Real Estate
Tamworth**

247 Peel Street
Tamworth, NSW
02 6766 1666

Tom Sattler
0423639665

including AELEC, Tamworth Sports Dome, The Homespace centre, and the soon-to-be-completed Goonoo Goonoo Commercial Precinct.

- Solid brick dual-unit property on one title
- Corner block with strong street presence
- Climate-controlled living with air conditioning + fans
- Private outdoor areas for each unit
- Dual garages and ample frontage
- Positioned in a convenient central location
- Rental appraisal as well as building and pest reports available on request
- Council rates \$823* per quarter

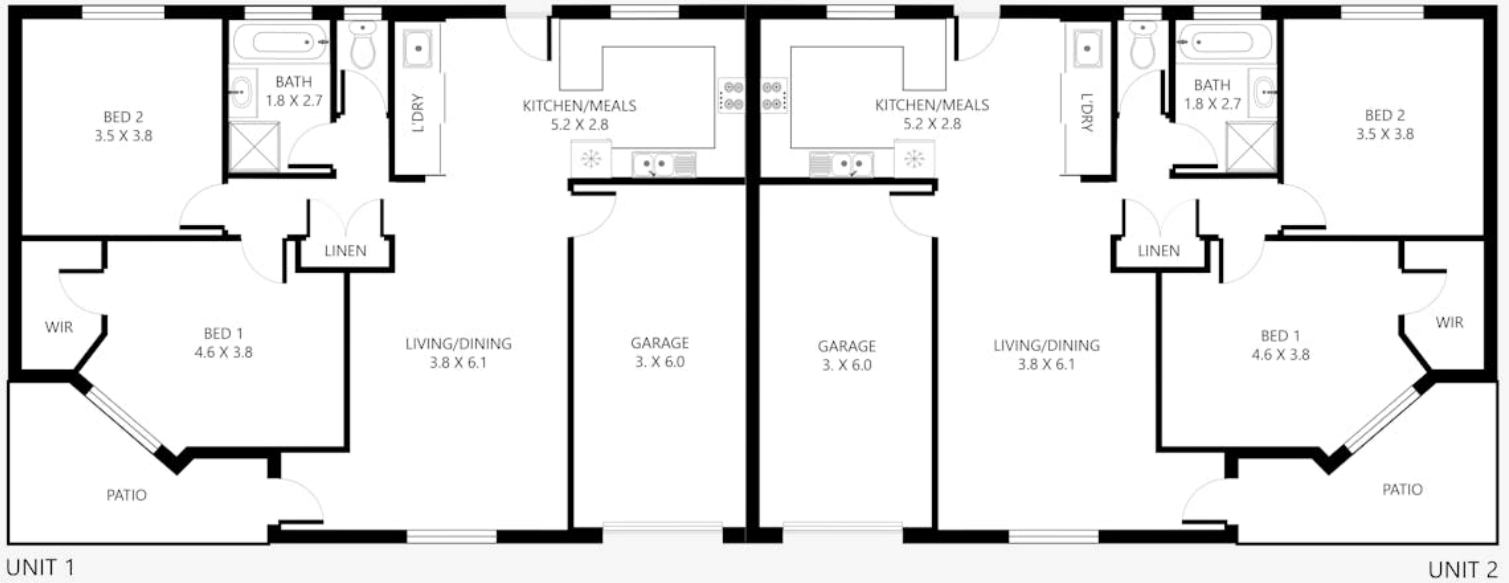
The property will be offered at public auction on the 16th of July 2026 unless sold prior. Call Tom Sattler on 0423 639 665 today to arrange your inspection or for further details.

- Land Area 490.50 square metres
- Bedrooms: 4
- Bathrooms: 2
- Double garage
- Floorboards





2 Flynn street, South Tamworth



Disclaimer: This plan is not to scale and is for illustrative purposes only. Measurements are approximate only. Placement of doors, windows and all other items are approximate. Elders gives no guarantee or warranty as to the accuracy or layout. Any person using this information should rely on their own enquiries.