

1/11 Emerald Avenue, West Wodonga, Vic 3690



Unit For Sale

Friday, 10 May 2024

1/11 Emerald Avenue, West Wodonga, Vic 3690

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Nicholas Clark
0439215293



Jessica Clark
0413205411

\$330,000

Introducing 1/11 Emerald Avenue, a unique property that stands on its own separate title (no body corporate), and is as one of only two units on the block, boasting coveted street frontage. Whether you're an astute first home buyer, a seeker of a low-maintenance retreat, or an investor eyeing a valuable addition to your portfolio, this residence offers an ideal opportunity. Step into the single-level design, where a spacious open plan living area welcomes you, seamlessly connected to a galley-style kitchen, perfect for culinary endeavours and entertaining alike. From here, venture into the generous yet easily maintainable backyard, complete with double gate access, ideal for those with additional vehicles or outdoor hobbies. Accommodation is provided by two bedrooms featuring built-in robes, complemented by a well-appointed bathroom with a separate toilet for added convenience. A separate laundry offers ample storage space, ensuring functionality throughout the home. Conveniently situated, this property provides easy access to sporting grounds, local schools, and shopping centres, promising a lifestyle of convenience and accessibility. Whether you choose to enjoy the benefits yourself or attract future tenants, the choice is yours. With a projected rent return of \$330 - \$350 per week, seize the opportunity to secure a property that combines comfort, convenience, and investment potential. Don't miss out on making 1/11 Emerald Avenue your next home or addition to your investment portfolio.