

1/2 Boxhall Retreat, Boulder, WA 6432

Unit For Sale

Thursday, 7 December 2023

1/2 Boxhall Retreat, Boulder, WA 6432

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 147 m2

Type: Unit



Iris Haynes

0420471461

\$275,000 Offers Over

The challenge nowadays is to find a property that is well priced but does not need any renovations. You hit the JACKPOT here at 1/2 Boxhall Retreat. Ready to either move in or lease out, all the hard work has been done! The owners have spared no expense to make it a neat home. Let's discover your options:

- 3 Bedrooms with built in robes
- Main bedroom has new quality carpet
- Updated kitchen and laundry
- Freshly renovated bathroom
- Updated window treatment – love the plantation shutters
- Parking for 2 cars off street

Take note that the home offers plenty of security plus an easy-care yard, making it the perfect lock and leave property.

- Rollers shutters to 3 windows
- Security mesh to doors and windows
- Security cameras
- Garage with automatic roller door
- Paved courtyard

If you are searching for an investment property to start or add to your portfolio you will be pleased that you have found this one. Important investor numbers:

- Rental appraisal \$500 to \$520 per week
- Low strata levy \$1,686.40 per year (pays for building insurance)
- Council rates \$1,991.16 per year
- Water connection rate \$275.72 per year

Best not to wait too long before connecting with Iris Haynes on 0420 471 461 to arrange a video or in person walkthrough. Don't kick yourself when you missed out!

Council rates: \$1,991.16 pa
Strata levy: \$1,686.40 pa
Water rates: \$275.72 pa