

**1/309-311 Moore Street, Lavington, NSW 2641**

**Sold Unit**

Wednesday, 28 February 2024

1/309-311 Moore Street, Lavington, NSW 2641

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Matt Sharp

0488044046

**\$246,000**

The search for your perfect investment may be over! With a secure tenancy until February 2025, this private unit sits nearby to local shopping and sporting facilities and presents a wonderful return. The property offers:- Three bedrooms, two with built-in robes. - Formal lounge room. - Kitchen with electric cooking. - Combined bathroom / laundry / toilet. - Reverse cycle air conditioning and heating. - Single lock-up garage.- Well sized enclosed rear yard.- Currently tenanted at \$280 per week until February 2025. Council Rates: \$1,040.80 approximate per annum. Water Rates: \$855.25 approximate per annum plus consumption. Strata Levies: \$567.00 approximate per quarter.