

1/5 Coogera Court, Morayfield, Qld 4506

BRIDGEBURY

Sold Duplex/Semi-detached

Monday, 14 August 2023

1/5 Coogera Court, Morayfield, Qld 4506

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: Duplex/Semi-detached



Anthony Obee
0731802800

\$460,000

This wonderful 3 bedroom unit is part of duplex that has been separated on two titles (strata titled) with the larger unit now available for sale. Unit 1's current rental appraisal of \$420 - \$450 per week although the home does have some wonderful tenants paying \$380 per week. The home itself could simply be perfect for you to downsize into, whilst keeping a yard but without the upkeep of a large property. There are no body corporate costs incurred, although in the current format the two owners share a 50% split of the building insurance annually. All 3 bedrooms are a great size, complimented with built-in robes and ceiling fans. The master bedroom has an en-suite, whilst the other two bedrooms are serviced by the main bathroom. The living, dining and kitchen area are open plan giving the home a contemporary feel. There is a large air con split in the main living space, which really makes a difference in the summer months. The alfresco has plenty of room to sit out and have a glass of wine or a beer in the evening, with enough of a garden to potter around but not too much, that you are having to cut the grass every week. This property is a fantastic buy and will not last long, so call Anthony today to arrange your inspection. "What the Owners say" As we have recently retired, we have taken the decision to allow someone else to either call this place home or add it to their property portfolio. It has wonderful tenants currently and with some much larger returns on the horizon. We loved the location and felt the property really would suit a range of buyers. Disclaimer: We make no warranty or representation as to the accuracy, reliability, suitability of the information we provide and disclaim all liability and responsibility for any direct or indirect loss or damage which may be suffered by you through placing reliance on anything contained in or omitted from the information we provide. A display of advertising does not imply an endorsement or recommendation by us and you acknowledge that you must make your own enquiries to determine this validity and appropriateness of the information we provide. Please note photos are several years old and are used for display purposes only. Most notably the gardens have matured with larger, established plants than pictured.