

# 1 Yarun Close (WHOLE DUPLEX), Wonga Beach, Qld 4873

## Sold Block Of Units

Tuesday, 19 March 2024

1 Yarun Close (WHOLE DUPLEX), Wonga Beach, Qld 4873

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 99 m2

Type: Block Of Units



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**\$550,000**

Opportunity Knocks! Buy an entire duplex & avoid body corporate fees forever! This immaculate complex comprises of two individual two-bedroom, one bathroom units. Solidly constructed, with their own driveway access from different streets, both units have private, fenced back yards making them very desirable for families or pets. Positioned on a large corner block (1,068sqm) within walking distance to the beach & shops. Each unit is on its own title so there is a potential to on-sell one half down the line if you wish...Unit 1 - Split system air conditioning to living area; window-box air conditioning units to both bedrooms. LED lights throughout. Lease expires January 2025 (\$350/wk) Unit 2 - Split system air conditioners in living area & both bedrooms. New roller door to carport for secure parking. Lease expires October 2024 (\$350/wk) Both the units have excellent storage with large linen press & sliding-door built-in wardrobes in all bedrooms. Undercover parking with laundry in carport plus a lockable garden shed in each. Located only 15 minutes from the township of Mossman, this area is a solid rental market with reliable rental returns. With minimal outgoings, the Council Rates are approximately \$4,000 per year for the whole property, making the return on investment very attractive indeed!