

10/20 Wimmera Street, Mount Gambier, SA 5290



Unit For Sale

Friday, 8 March 2024

10/20 Wimmera Street, Mount Gambier, SA 5290

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 729 m2

Type: Unit



Sarah Barney
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\$189,000 - \$199,000

Elders Mount Gambier is pleased to present number 10, 20 Wimmera Street, Mount Gambier, for sale. The property consists of a two-bedroom, brick-built flat on the end of a row of apartments. It offers a parking space, off-street parking, and a small rear garden. It would suit students, FIFO workers or a single occupant and is a fantastic investment opportunity for rental. The property is positioned just off Wehl Street North, moments from both Jubilee Highway and Penola Road. Current tenants pay \$240 per week with long term tenants, great investment. The Mount Gambier Marketplace and the Mount Gambier District Hospital are in proximity, and the centre of town is within walking distance making this a convenient choice for buyers. The front entrance leads directly into an open kitchenette and living room with floating floorboards and white walls for a neutral aesthetic. It is comforted with reverse cycle air conditioning facing the bedrooms on the left of the entry and has a front-facing window with roll-down blinds. The kitchen benefits from stone benchtops, a stainless-steel electric oven, an electric cooktop, white and grey cabinetry above and below the bench space and a single sink. There is a semi-tiled bathroom, which offers a modern vanity with storage and a mirror, a glass-frame shower and a toilet. Two double bedrooms sit off the living room/kitchen. They both feature floating floors, built-in robes and large windows with Venetian blinds offering natural light. Bedroom one faces the front, and bedroom two overlooks the quaint garden. The outdoor area accommodates a small concrete and stone patio, a clothesline and an instant hot water system. It has a retaining wall and a high fence for privacy and leads around to a grassed, side-access garden. The apartment offers versatile rental opportunities and an ideal location for visitors, students, professionals and retirees looking for a low-maintenance home. Contact Sarah Barney at Elders Real Estate, Mount Gambier, to learn more about this property and book a viewing today. RLA 62833