

12 George Street, Gunnedah, NSW 2380



Sold House

Sunday, 15 October 2023

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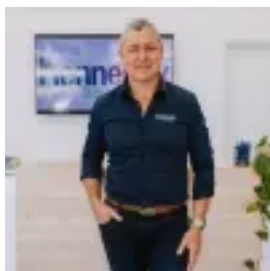
Bedrooms: 6

Bathrooms: 2

Parkings: 1

Area: 1130 m2

Type: House



Ben Hennessy

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\$552,500

Set on a spacious 1,130 square metres, this is a highly sought opportunity to secure a unique dual residence property on the one title. Both houses are well presented three bedroom homes providing a huge appeal for investors and family buyers seeking room for extended family or to generate an income and offset the mortgage. This property is not to be missed.

Main Residence:

- Boasts a modern kitchen with ample storage, quality appliances and open plan floor plan
- Large lounge with cozy wood fire
- Dining area with split system air conditioning
- New flooring flows through the spacious living areas
- Three generous double bedrooms with built in robes and ceiling fans
- Securely fenced front yard with established lawns
- Well presented main bathroom
- Expected rental return of \$380-\$400 per week

Second Residence:

- Perfect option for buyers with extended families or rent out to offset the mortgage
- Neat and tidy kitchen flowing to lounge room with split system air conditioning
- Three double bedrooms providing ample space for families
- Large bathroom neatly presented
- Large covered rear entertaining ideal for outdoor living
- Expected rental return of \$360-\$380 per week

Outstanding dual income investment opportunity with expected combined rental return of \$740 - \$780 per week, providing rental yields of over 7%! Also ideally suited for family buyers or home buyers wanting to rent the second house out to offset the mortgage. This highly sought package will not last long, contact Hennessy Real Estate on 6742 3001 today!