

# 12 Howard Street, Rosebery, Tas 7470

## Sold House

Monday, 14 August 2023

12 Howard Street, Rosebery, Tas 7470

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 584 m<sup>2</sup>

Type: House

**\$173,000**

Neat three bedroom with the lease just extended for another 12 months and offering a gross rental yield of 6.79% (\$235pw). Open plan kitchen, dining and lounge area which opens onto a front enclosed porch. Both wood heating and reverse cycle air-conditioning. Bathroom has both shower and bath. Toilet is separate, off laundry. Bedrooms all of good size with built-in robes. The house is constructed of metal cladding and completed on the exterior with single attached carport, storage shed and wood enclosure. Situated at the end of a quiet street and just a minutes' drive from the town center where services include, IGA, Pharmacy, Post Office, Real Estate, Hotel, RSL, Cafe, Hairdresser, Petrol Station, Community Centre, Doctor Clinic, Schools, Library and ATM. • Zoned: General Residential • Yearly council rates approx. \$1,600 • Land size approx. 584m<sup>2</sup> • Weekly rent \$235 • Town water & sewer serviced • Built in 1969 Call Jenelle to discuss further, or to organise an inspection. NOTE: 48 hours notice required for inspection