

13 Robert Street, Bundaberg South, Qld 4670

Block Of Units For Sale

Thursday, 13 June 2024



13 Robert Street, Bundaberg South, Qld 4670

Bedrooms: 12

Bathrooms: 8

Parkings: 8

Area: 1088 m2

Type: Block Of Units



Brent ILLINGWORTH
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\$1,600,000neg

If you are looking for a large-scale investment opportunity in booming Bundaberg offering incredibly consistent investment returns and growth - then look no further! Comprising of four strata-titled units, this complex is meticulously laid out, offering a high-quality living experience for all occupants. The flexibility of purchasing here is not to be understated either, buy all four or buy four between friends - your call! Located in a flood-free area of Bundaberg South just a two-minute drive / ten-minute walk from the Bundaberg CBD, this complex is perfectly positioned to ensure all amenities are within reach! Split into two duplexes, it comprises of four double storey units each fit with three bedrooms, two bathrooms (3 toilets), two car automatic garage and an outdoor entertaining area / yard. The rentability of these units to people / family from all walks of life is unparalleled meaning they'll never sit vacant for long. Boasting ample space, each unit features a well-equipped kitchen with dishwasher and plenty of cabinetry and bench space for added convenience. The open and airy living and dining spaces are fit with ceiling fans and are designed to maximize comfort and functionality even including a third toilet downstairs. Upstairs are the three privately located bedrooms and two bathrooms. Each unit is currently occupied by exceptional tenants ensuring a consistent and reliable income stream - but it does mean the returns are currently super conservative and you'll get your chance to get them bringing in the appropriate bang for buck when you take ownership. TENANCY INFORMATION: Unit 1: Paying \$350pw on a fixed term lease until 1st August 2024 Unit 2: Paying \$350pw on a fixed term lease until 24th January 2025 (long-term tenant) Unit 3: Paying \$400pw on a fixed term lease until 5th August 2024 Unit 4: Paying \$330pw on a fixed term lease until 25th April 2025 (long-term tenant) With a prime location, spacious interiors and no body corporate structure presently in place this property represents a lucrative investment opportunity that should not be missed! AT A GLANCE:- Four double storey units inside a 1,088sqm allotment- Each unit contains 3 bedrooms, 2 bathrooms (3 toilets) and 2 car garage- Master bedrooms with ensuites throughout- Highly sought after location close to schools, shopping and hospitals- Fantastic opportunity for a high rental return- Rates: \$1,600.00 half yearly per unit (approx.) so \$6,400 half yearly for the complex (approx.) To assist with the size of the complex and tenant privacy, inspections must be booked privately by contacting Bundaberg's favourite Real Estate Team - Brent Illingworth and Tylah Stinson. RENTAL APPRAISAL: Rental return expected to \$450+ per week. Ask Brent or Tylah how to go about getting placed in touch a member of the RealWay Property Management Team who are more than happy to discuss the rental options with you one-on-one in a personalised fashion. ***The information provided is to be used as an estimate only. All potential purchasers should make their own enquiries to satisfy themselves as to any due diligence required.***