

# 13 Third Street, Bloomfield, Qld 4895

 buymyplace

## Sold House

Friday, 2 February 2024

13 Third Street, Bloomfield, Qld 4895

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 1200 m2

Type: House



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1300289697

**\$177,000**

Phone Enquiry ID: 225059 Ayton (Bloomfield), 70km (50 mins) south of Cooktown on the sealed Rossville-Bloomfield Road and 40km north of Cape Tribulation, is a progressive semi-coastal township on the Bloomfield River offering a laid-back lifestyle and quiet living. Located next to the local IGA store and 4 kms to the local primary school, this 3 bedroom lowset house on a 1,200m<sup>2</sup> corner allotment is now available. The keen fisherman will appreciate the boat ramp and landing, just minutes away enabling access via a short cruise down the Bloomfield River to the Coral Sea to the easily accessible islands and reefs. Being rented for \$375 per week, the property is returning 11% gross rental income making this a sound investment opportunity. Features include: Excellent investment at 11% gross income 3 bedroom house on 1,200m<sup>2</sup> corner allotment Spacious kitchen with new gas cooker and plenty of cupboards Expansive lounge and dining area opening onto the front screen enclosed deck Extra family/hobby room 3 good sized bedrooms - main bedroom is approx. 4.75m x 4.75m Internal bathroom and toilet Fully insect screened and partially fenced 7m x 9m colourbond lockable garage/workshop Power connected with wiring and smoke alarms up to current legislative standard Gas hot water system Bore for house and garden Satellite dish New modern septic system installed April, 2022 Adjoining 824m<sup>2</sup> block of land available for extra cost 3 mins to Bloomfield River boat ramp 5 mins to beautiful Weary Bay Beach