

2 Pelloe Place & 7 Vidal Street, Richardson, ACT 2905

McIntyre
PROPERTY

Sold House

Friday, 11 August 2023

2 Pelloe Place & 7 Vidal Street, Richardson, ACT 2905

Bedrooms: 6

Bathrooms: 3

Parkings: 4

Area: 1056 m²

Type: House

Contact agent

Do not miss this unique offering to buy two distinct houses on the one dual occupancy block. McIntyre Property are proud to present 2 Pelloe Place and 7 Vidal Street, Richardson to the market. Both properties are currently rented offering a fantastic investment opportunity but leaves scope for the future to live in one property and rent the other or have multi-generational living across both. Spanning across the generous 1057sqm block both properties have their own separate driveways and street frontage. 2 Pelloe Place consists of a lovely three-bedroom home with a functional floor plan, three good sized bedrooms, bathroom as well as formal and informal living spaces. Entertain your family and friends under the lovely pergola. A double garage plus off-street parking. 7 Vidal Street is the second residence, built in 2009 this home offers three bedrooms and a lovely functional kitchen with dishwasher, good sized living, and dining area off the kitchen. The master bedroom offers a built-in robe and ensuite bathroom. The two remaining bedrooms also feature built-in robes. A double garage and plenty of off-street parking. 2 Pelloe Place is currently rented out for \$580.00 per week until Jan 2024, 7 Vidal Street is rented for \$600.00 per week on a month-to-month basis. Located close to a choice of schools, close proximity to Calwell, Chisholm and Erindale shopping centres. Easy access to public transport. This is a brilliant opportunity not to be missed. Call Colin or Kieran today to book a time to view the properties.

Features Include:

- Two residences
- Property 1: 3 bedroom, 1 bathroom & double garage
- Property 2: 3 bedroom, 2 bathrooms & double garage
- Entertaining areas
- Easy care gardens
- Great location
- Fantastic investment opportunities

Outgoings & Property Information: Living size: Property 1: 107 sqm Property 2: 116 sqm Block size: 1057 sqm UCV: \$469,000 Rates: \$2,588 per annum Land tax (if rented): \$3,631 per annum Year Built: Property 1: 1982 Property 2: 2009 EER: Property 1: 2.0 Property 2: 5.0

Disclaimer: Whilst we take all due care in gathering details regarding our properties either for sale or lease, we accept no responsibility for any inaccuracies herein. All parties/applicants should rely on their own research to confirm any information provided.