

**20 Shortland Drive, Aberglasslyn, NSW 2320**

Thompson,  
Clarke

**Sold Duplex/Semi-detached**

Monday, 14 August 2023

20 Shortland Drive, Aberglasslyn, NSW 2320

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Area: 1368 m2**

**Type:**

**Duplex/Semi-detached**



Nic Markwort

0240863800

**\$1,075,000**

Looking to expand your investment portfolio? Look no further! This dual occupancy property in the sought-after suburb of Aberglasslyn presents an excellent opportunity for savvy investors like you! **Key Features:** **Two Separate Units:** This property offers not one but TWO units under the same roofline. A 3-bedroom, 2-bathroom unit, and a 2-bedroom, 1-bathroom unit. Enjoy the benefits of multiple income streams! **Modern Living:** Both units feature open plan living and dining spaces, sleek kitchens with stone benchtops and gas cooking appliances, and the convenience of ducted air-conditioning. **Comfortable & Stylish:** The master bedroom comes with an ensuite and walk-in robe, while the other bedrooms have built-in robes for ample storage. **Outdoor Living:** Entertain guests in the outdoor alfresco areas, and let tenants enjoy the fully fenced yards - perfect for relaxation and play! **Convenient Parking:** Each unit includes a single auto garage for secure parking and storage. **Instant Income:** Don't wait to start earning from your investment! Both units are already leased to quality tenants, ensuring a steady income from day one. **Prime Location:** Nestled in the heart of Hunter Valley, this property is just 10 minutes away from Maitland CBD. The area boasts a vibrant community, modern surroundings, and proximity to all essential amenities. **High Yield Potential:** With no strata fees and only one set of council and water rates, this investment has the potential to yield attractive returns. Opportunities like this don't come around often! Seize the chance to add this high-performing property to your investment portfolio. Don't miss out on securing your foothold in one of the Hunter's most popular investment areas! **Disclaimer:** Information contained on any marketing material, website or other portal should not be relied upon and you should make your own enquiries and seek your own independent advice with respect to any property advertised or the information about the property.