

210 Mount Street, Upper Burnie, Tas 7320

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House For Sale

Thursday, 14 March 2024

210 Mount Street, Upper Burnie, Tas 7320

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 685 m2

Type: House



Selena Elphinstone
0364314200

\$585,000

Are you an investor looking for that one property to take you into the future? Well, stop and take note - because with this one you get two for the price of one! Not only do you get a beautiful family home with a long-term tenant - but you also gain a commercial tenant from the long-standing hairdressing business! Features include but are not limited to: Residence: • Beautiful bungalow home with plenty of streetside appeal • Three large bedrooms, master with built in wardrobes • Character features including painted wooden dado's, ceiling roses and picture rails • Updated throughout, including kitchen living and bedrooms • Lovingly maintained flat yard with vegie garden, carport and entertaining deck which captures all the afternoon sun • 12m x 5m (approx.) shed as a part of the lease • Color bond roof and aluminum windows • Month by month tenant paying \$250 per week which could be re-addressed • Plenty of off-street parking for a number of vehicles including a single car port • Residence is 141.73m² Commercial: • Successful long term hairdressing business is paying \$301.95 per week, soon to be renewed 3x3 year lease • Color bond clad and aluminum windows for low maintenance • High profile location ensuring confident occupancy ongoing • Commercial space 102.97m² Current combined rent is \$577 per week with room to potentially increase this. Located in a highly visual corner block and within walking distance to all that Upper Burnie has to offer this is the ultimate investment opportunity for the astute investor looking for stability and future growth. Don't delay - call to arrange your private inspection today - please allow minimum 48 hours' notice. *Harcourts Burnie has no reason to doubt the accuracy of the information in this document which has been sourced from means which are considered reliable, however we cannot guarantee accuracy. Prospective purchasers are advised to carry out their own investigations. All measurements are approximate.*