

23b Nakamura Avenue, Bilingurr, WA 6725



Sold House

Sunday, 8 October 2023

23b Nakamura Avenue, Bilingurr, WA 6725

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Area: 456 m2

Type: House



Rueben LeeChi

0408446123

\$540,000

This property is currently an approved NRAS investment. As part of the National Rent Affordability Scheme, you'll be eligible for some savvy Government rebates and incentives. When the leases expire, you can choose to remain on the scheme OR rent it out on the private market, OR move in! With the flexibility of two dwellings here, the total rental income currently sits at \$515 per week plus an additional \$22,248pa approximate value in government rebates. And flexible leasing options are in place as this unique property offers two dwelling: a 2x1 unit PLUS a 1x1 unit. Each unit is separate and secure, or you can open up as one larger complete home. There is a communal carport suitable for two vehicles and the patio is undercover and ample for a single or couple to entertain. Interiors on both units are modern and fresh, with laminate timber-look flooring, feature tiling and sleek cabinetry. The kitchens are open and inviting, providing great workspace and a plethora of storage. This Broome North estate in Bilingurr is great for the young and old and offers locality to a great Primary School, playgrounds and walking trails. You can ride the bikes to the beach, or take the 5 minute drive into Broome town centre. So quite accessible and popular. If you are looking for modern, well-maintained investment, let's chat about the benefits of being an NRAS property owner. Call Rueben for all the details - 0408 446 123.

- Currently NRAS approved investment property (National Rent Affordability Scheme)
- Great Government rebate & incentives under NRAS (ask for more information)
- Leases end in Nov & Dec 2023
- Continue with NRAS, rent privately (estimated rent \$900-\$1000 pw) or live in after the lease end date.
- Available to occupy after the lease
- Two units on the one title, a 2bed 1bath unit + 1bed 1bath unit