

23c Charles Street, Newtown, Qld 4350

McGrath

Duplex/Semi-detached For Sale

Tuesday, 21 May 2024

23c Charles Street, Newtown, Qld 4350

Bedrooms: 6

Bathrooms: 4

Parkings: 2

Area: 503 m2

Type:

Duplex/Semi-detached



Joshua Williams
0478033290



Heston Marino
0043493106

Over \$749,000

Presenting 23c Charles Street, Newtown – an enticing duplex opportunity tailor-made for sophisticated property investors. Constructed in 2011 by Richard Adams Homes, this duplex epitomises modern functionality. Each unit, boasting three bedrooms, two bathrooms, and a single garage with remote access, offers a quality opportunity for return on investment. Unit 1, currently leased until October 2024 at \$440 per week, and Unit 2, leased until July 2025 at \$400 per week. Inside, discover spacious open-plan layouts smoothly blending living, dining, and kitchen areas, complemented by split-system air conditioning for tenant comfort. Bedrooms feature built-in robes, providing practical storage solutions while maintaining a sleek aesthetic. Outside, fully fenced private yards offer tenants a private, easy maintenance retreat, perfect for relaxation or outdoor living. The 503sqm parcel ensures ample space for both units to maintain privacy and ensure low upkeep. Strategically located just minutes from the Queensland State Rose Garden, Toowoomba Grand Central Shopping Centre, and CBD, this duplex promises convenience and accessibility. At the same time, easy proximity to schools enhances its appeal. Highlights:- Achieving a combined rental income of \$840 per week- 2011 built duplex in great South Toowoomba location- Two 3-bedroom units with individual single-car garages- Fully fenced and private yards for each unit- Easy access to Toowoomba CBD, Grand Central Shopping Centre and QLD State Rose Gardens 23c Charles Street presents, not only a lucrative opportunity but also a gateway to the vibrant lifestyle and enduring value of Toowoomba's thriving property market. Seize the chance to secure your dual-income opportunity today.