

**2A & 2B John Brass Place, Dubbo, NSW 2830**



**Duplex/Semi-detached For Sale**

Tuesday, 14 May 2024

2A & 2B John Brass Place, Dubbo, NSW 2830

**Bedrooms: 6**

**Bathrooms: 2**

**Parkings: 2**

**Type: Duplex/Semi-detached**



Olivia Pile

0268841555

**\$800,000 - \$850,000**

Discover the perfect investment opportunity positioned in popular Eastridge Estate. Situated on the corner of a quiet cul-de-sac, this duplex pair promises a blend of comfort and convenience. Each unit boasts three spacious bedrooms with built-ins, modern amenities, and the unique advantage of private driveways on distinct streets, ensuring ample privacy and ease of access. The interiors are a testament to modern living with split system air conditioning and stylish timber look flooring that adds warmth to the living areas. Outside, the undercover area offers a tranquil retreat for relaxation or entertainment. With a solid rental history, these duplexes stand as a testament to smart investing, whether you're a seasoned investor or taking your first step into the property market. Don't miss out on this exceptional offering where space, style, and potential come together in a popular area of Dubbo.\*\* Key Features \*\*• Long term tenant in 2B, a rental increase of \$400 beginning June exp. April 2025• Tenant paying \$420pw in 2A exp. February 2025• Bedrooms of 2A have new carpet• New automatic garage roller door 2B