

3/7 BONSHOR STREET, Millicent, SA 5280



Unit For Sale

Tuesday, 28 November 2023

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Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 124 m2

Type: Unit



Deon Howell
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Melissa Walker
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\$199,000 - \$209,000

Escape the rent cycle and embrace the opportunity to own your own property with this affordable gem nestled in a block of four units. With a fresh and bright interior, this residence boasts remodeled front yard near new carpet in the living room and updated features in the kitchen and bathroom. Key Features: Reverse Cycle Air Conditioner in open living/kitchen area for year-round comfort. Updated bathroom with a modern vanity, adjacent toilet, and convenient shower with integrated laundry facilities. Two bedrooms, each equipped with built-in wardrobes. Single carport for secure parking. Secure unit located in an excellent and desirable location. Low maintenance yard with fencing and synthetic turf. Financial Highlights: Affordable annual costs of approximately \$500 per unit within the Strata Corporation, covering insurance for common areas. Investor's Dream or Perfect for Singles and Young Professionals: This property is in excellent condition, making it an ideal choice for singles, young professionals, or savvy investors looking to expand their portfolio. The four units within the Strata Corporation offer a sense of community and shared responsibility, ensuring a well-maintained and secure living environment. Currently owner occupied, this unit provides the perfect canvas for the prospective buyer to infuse their personal style. However, for those looking for immediate returns, we have potential tenants ready to move in, aligning perfectly with the current market conditions. Don't miss this chance to break free from the rent cycle and make this delightful unit your own. Contact us today to schedule a viewing and explore the possibilities of ownership.

GENERAL PROPERTY INFO
Current market rental appraisal \$220 - \$240 per week
Property Type: Brick and Tile - block of four units with party wall share.
Zoning: Neighbourhood
Council: Wattle Range Council
Year Built: 1995
Land Size: 124.4m² Rates: \$1500 per annum approx.
Strata Corporation annual costs: \$500 per unit for insurance of common areas.
Lot Frontage: 7.6m
Lot Depth: 18.5m
Aspect front exposure: Northeast
Services Connected: Town water supply and sewerage scheme
Certificate of Title Volume 5117 Folio 234