

3/7 Quin Avenue, Armidale, NSW 2350

Professionals

Unit For Sale

Friday, 26 April 2024

3/7 Quin Avenue, Armidale, NSW 2350

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: Unit



Shane Kliendienst

0407412651

\$375,000 - \$400,000

Welcome to 3/7 Quin Avenue, a spacious two-story unit nestled within a charming complex of three, conveniently perched on the elevated North side of Armidale. This residence boasts a prime location just a leisurely stroll away from the vibrant heart of the CBD. Currently leased with a reliable and secure tenant in occupancy, this property presents an enticing investment opportunity. Upon entering, you're greeted by a cozy living room adorned with plush carpeting, seamlessly flowing into a well-appointed kitchen area. Glass sliding doors off the living invite you to step outside onto an undercover paved pergola, providing an ideal space for alfresco dining or relaxation. Accommodating family and guests effortlessly, the home comprises three generously sized bedrooms, each adorned with carpet and equipped with built-in wardrobes. The main bathroom offers a convenient arrangement featuring a shower, bath, vanity, and a separate toilet for added privacy. Downstairs, a single lock-up garage provides secure parking for your vehicle, with internal access ensuring seamless entry into the main level of the home. Whether you're seeking a lucrative investment opportunity or a comfortable abode to call your own, 3/7 Quin Avenue embodies the perfect balance of convenience, comfort, and practicality. Don't miss the chance to make this delightful property your own and experience the epitome of modern living in Armidale. 3/7 Quin Avenue would likely to attract a rental value of approximately \$390.00 - \$410.00 per week in its current condition. *We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.*