

3 Roebuck Close, Bentley Park, Qld 4869

Sold Duplex/Semi-detached

Saturday, 13 January 2024



3 Roebuck Close, Bentley Park, Qld 4869

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 827 m2

Type:

Duplex/Semi-detached



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\$605,000

A rare find, uniquely positioned on a massive 827m² block, in a quiet cul-de-sac backing on to tropical rainforest with a seasonal creek and extremely houseproud owner occupiers on either side, welcome to 3 Roebuck Close. Fully secure with separate electricity meters, both 3a & 3b are mirror images with two bedrooms, one bathroom, practical kitchen and an oversized internal laundry with an additional toilet. Both have fully enclosed, private backyards with creek access great for kids and pets as well as new separate garden sheds each for storage. The property has also undergone significant upgrades in recent times which include renovated kitchens with new ovens and rangehoods; new toilets and vanities in the bathrooms; new vinyl flooring to all bedrooms and the advantage of new switches, lights and fans throughout and five new split air-conditioners. Rest assured this property was completely unaffected by any flooding, the existing tenants have been there 7 years, they are happy to stay, this investment is a no-brainer and opportunities like this don't come around often! Offering two incomes on one title soon to be earning \$760 per week, this one isn't to be missed! The facts:- 2 x 2 bed / 1 bath apartments- Renovated kitchen with new oven and range hood, lots of storage- Split air conditioners to all bedrooms and living areas- New fans and lights throughout- New vinyl to all four bedrooms- Internal laundry with second toilet- Pet friendly, private fenced backyard- Rates \$5,600 approx. per annum- Both sides rented privately for \$340 each a week until 4/2024 - Current rental appraisal \$380 / week per side Conveniently located within walking distance to shops, amenities, public transport and a playground - call Sam today to book a private inspection or video walkthrough today!