

37-41 Bonnyrigg Avenue, Bonnyrigg, NSW 2177



Block Of Units For Sale

Thursday, 16 November 2023

37-41 Bonnyrigg Avenue, Bonnyrigg, NSW 2177

Bedrooms: 30

Bathrooms: 20

Parkings: 15

Type: Block Of Units



Harry Bui



Andrew Bui
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Expressions of Interest

Colliers is pleased to present for sale Block F, 37-41 Bonnyrigg Avenue, Bonnyrigg, 15 modern apartments in the highly sought suburb of Sydney's South West. Located directly opposite the newly expanded Bonnyrigg Plaza Shopping Centre, the offering presents a low risk & diverse income stream with over 50% income secured by NDIS leases providing value-add propositions including rental reversion and strata sell down at a later date. - Fifteen x 2-bedroom strata-titled modern apartments with balconies to be sold in one line. - Modern residential investments with 6 units leased as NDIS units within a mixed-use residential complex including secure parking in a fast-growing location. - Contemporary design with stylish kitchen, bathroom and master with ensuites. - Fully leased gross income: \$464,800* per annum- Maintain steady cash flow, rental reversion to market rents or strata sell down. - Low vacancy with rents continuing to soar and set to benefit from the upcoming Western Sydney International Airport opening in 2026. - Only 10 minutes* drive to Cabramatta, Fairfield and Liverpool CBD and T-Way Bus station nearby with direct services to Parramatta and Liverpool. - Conveniently located directly opposite Bonnyrigg Plaza within close proximity to public & private schools, retail, café and amenities in desirable Sydney South West suburb. Block F, 37-41 Bonnyrigg Avenue, Bonnyrigg is being sold via Expressions of Interest closing Thursday 7 December 2023 at 3:00pm (AEDT). *Approx.