

41A Rainsford Loop, Boulder, WA 6432

Sold Duplex/Semi-detached

Tuesday, 17 October 2023

41A Rainsford Loop, Boulder, WA 6432

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 466 m2

**Type:
Duplex/Semi-detached**



Iris Haynes
0420471461

\$293,000

41A Rainsford Loop is an ideal starter home or rental property. The current tenants have been here for over 3.5 years. It is now available to either move in or lease out. What's on offer: • 3 Good sized bedrooms • Main bedroom with walk in robe • Minor bedrooms with built in robes • 2 Bathrooms (Ensuite and Family bathroom) • Open plan living, dining and kitchen • Evaporative Air conditioner • Carport with automatic roller door • Undercover patio • Garden shed • Lawn area The location is in close to 2 primary schools and short drive to the IGA supermarket. If you are looking for an investment property, the current rental appraisal with a new lease on the property is around \$520 to \$550 per week. NO STRATA FEES as just a subdivided block with 2 lots. Connect with Iris Haynes to arrange an inspection in person or via video viewing. Council rates: \$2,119.14 pa Water rates: \$270.00 pa