

51 Booth Street, Annandale, NSW 2038

BresicWhitney

House For Sale

Tuesday, 19 March 2024

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Bedrooms: 1

Bathrooms: 2

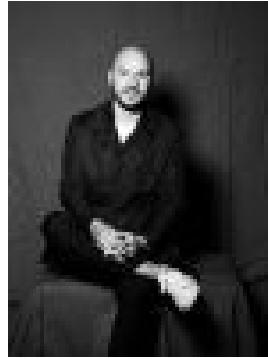
Parkings: 1

Area: 208 m2

Type: House



John Yannakis
0293565555



Michael Sealy
0431286873

Guide \$2,000,000

Auction Location: On site A shopfront and classic village residence, this house presents an ideal home and investment in one line, currently with a 3-year lease in place to an established business (approx. \$61k + GST a year). A residential opportunity with valuable investment/income in place, it also offers scope for future owner occupiers, work/life balance or development, as well as the vacant 1-bedroom residence below available either to live-in or lease out for additional cash flow. Beautifully maintained on a valuable north-to-rear allotment, it opens to leafy courtyard scenes and outdoor spaces, with access to the parking from Booth Lane. Right in the village heart with shopping, dining, transport and lifestyle options all around you. Highlights* Home/commercial, 3-year lease on shop* Valuable residential option + rent income* Shop w/ parking, 1-bed home w/ c/yard* Both levels w/ their own outdoor spaces* Beautifully maintained w/ character t/out* Warm timber & leafy ambiance all round* Part of the area's best village pocket* Cafes, dining & lifestyle spots all around* Valuable 208sqm land, N-to-rear aspect* Free Building & Pest Report at bw.com.au