

**51 Louisa Street, Mitchell, Qld 4465**



**Block Of Units For Sale**

Tuesday, 14 May 2024

51 Louisa Street, Mitchell, Qld 4465

**Bedrooms: 8**

**Bathrooms: 4**

**Parkings: 4**

**Area: 2023 m2**

**Type: Block Of Units**



Melanie OBrien

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**\$325,000**

Calling all Entry Level Investors! Introducing a remarkable investment opportunity in the tranquil country town of Mitchell, this expansive property offers a unique blend of country living with the potential for substantial rental yield or redevelopment. With a generous land area of 2,023 square meters, this is a rare find in a sought-after location. Property Highlights:- An 8-bedroom, 4 Bathroom block of units just awaiting some TLC, continue reaping the great rental return or convert into a bed and breakfast for the constant flow of visitors to this bustling humble town.- 4 carport spaces provide shelter for vehicles and additional storage options.- Shared laundry facilities provide convenience for residents. Say goodbye to the hassle of trips to the laundromat as this feature ensures effortless access to laundry facilities within the grounds of the complex- A sprawling land area of 2,023 sqm, offering extensive outdoor space for gardening, leisure or potential for adding more dwellings (STCA)- All units are currently rented and accumulate \$755 per week which is a 12% rental yield! These units boast functional layouts with open plan kitchen, living and dining area providing a blank canvas for modernization or customization according to your investment strategy. Outdoor living is a highlight, with a vast covered patio area perfect for al fresco dining, entertaining or simply enjoying the serene country atmosphere. Investors will appreciate the potential for capital growth in an area characterized by its community feel and steady demand for rental properties. Don't miss the chance to capitalize on this exceptional investment opportunity where country charm meets limitless potential. For further details or to arrange an inspection contact Melanie O'Brien on 0458 221 222.