

51 Smith Street, Wollongong, NSW 2500

Sold Block Of Units

Saturday, 4 November 2023

51 Smith Street, Wollongong, NSW 2500

Bedrooms: 12

Bathrooms: 6

Parkings: 6

Type: Block Of Units



Daniel Hastings
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Riley King
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\$3,155,000

Exceptionally well-maintained block of six 2-bedroom units, strata titled to provide flexibility in the management of this fabulous investment. Coupled with its high-demand rental address, this property delivers the opportunity for excellent capital growth in the years to come. This rare offering also features:

- Approx 1980 construction date
- Six units, all well-proportioned and each with a separate internal laundry
- Varied condition throughout complex, from notably modernised units to more dated finishes
- Generous garage for each unit; Strata Plan shows sizes from 27 m² to 43 m²
- Common areas in excellent order, recently refurbished
- Outstanding tenant history: one 43-year resident; another a resident for 20 years
- Market rental approx. \$141,700 Gross Annual Return
- Convenient location: 8 minutes to Wollongong Harbour and City Beach; 5 minutes to Wollongong Central shopping mall; 10 minutes to WIN Sports & Entertainment Centres (approximate stroll times). Building Report has been undertaken by Home Right Building Inspections. Information pack contains tenancy lease details.