

**53 Leanne St, Marsden, Qld 4132**



**Sold House**

Tuesday, 12 March 2024

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**Bedrooms: 5**

**Bathrooms: 2**

**Area: 953 m2**

**Type: House**



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## Contact agent

Welcome to the investment oasis at 53 Leanne St, Marsden! This outstanding property isn't just a home; it's a gateway to doubling your investment potential. Situated on a substantial 953 sqm block, this remarkable property offers not one, but two separate homes, making it a prime opportunity for dual income. Two Homes, One Title: Enjoy the convenience of two separate homes on a single title, each independently metered for ease of management. Prime Location; nestled in the heart of Marsden, this property enjoys close proximity to local schools, shops, parks, and other amenities, enhancing its appeal to tenants and investors alike. Property Features: Highset Home- Three (3) spacious bedrooms all with ceiling fans- Open plan living area with timber floors and air conditioning- Bathroom with separate bath and shower- Spacious kitchen boasting ample cupboard and bench space- Downstairs can be utilized as a rumpus/utility room- Currently rented for \$500 per week- Solar Power Auxiliary Unit - Approximately 2 years old- Two (2) spacious bedrooms- Open plan living area with air conditioning- Modern kitchen with quality appliances- Porch / Deck- Great private backyard- Currently rented for \$400 per week With a current combined rental income of \$900 per week, this property stands as a beacon of investment opportunity. Whether you're seeking a multi-generational living solution or looking to expand your investment portfolio, 53 Leanne St offers the perfect canvas to realize your investment dreams.