

53 Nixon Drive, North Booval, Qld 4304



House For Sale

Friday, 19 January 2024

53 Nixon Drive, North Booval, Qld 4304

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 603 m2

Type: House



Stewart Prior
0732013600



Paul Lunin
0439047659

Offers from \$499,000

Don't miss out on this fantastic investment opportunity! Located in the sought-after suburb of North Booval, this tidy brick and tile home offers everything you need to secure a lucrative return on your investment. With four bedrooms, two bathrooms, a spacious open kitchen/dining/living area, 2nd living area and a generous 603m² backyard, this property represents incredible value for money. Boasting new carpets throughout, this place is ready to impress both tenants and investors alike. The open plan kitchen is well-appointed with a breakfast bar, gas cooktop, stainless oven, rangehood, dishwasher, tiled splashback, and ample storage space. The larger dining/living area is perfect for entertaining, featuring air conditioning, easy-care tiled floors, and convenient access to the backyard through a sliding door. The master bedroom is a peaceful retreat, complete with a ceiling fan, large walk-in wardrobe, and a well-appointed ensuite featuring a shower, toilet, and vanity. The remaining three bedrooms are equally comfortable, each equipped with a ceiling fan and built-in robes. The main bathroom offers a separate bath and shower, an oversized mirror, and modern finishes. Convenience is key, with a roomy laundry featuring a wash tub and direct access to the yard, as well as a double remote lockup garage providing secure parking and internal access. Enjoy outdoor entertaining in the undercover alfresco area, while security screens on doors and windows offer peace of mind. The fenced yard ensures privacy and security for your tenants. With a rental appraisal of \$500 per week, this property provides a fantastic rental income stream. It's currently rented at \$450/week until August 2024. Don't let this opportunity pass you by - contact the agent today to arrange an inspection and secure your future with this outstanding investment property! Stewart Prior 0418 227 194