

**57 Beach Street, Tuncurry, NSW 2428**



**Duplex/Semi-detached For Sale**

Wednesday, 17 April 2024

57 Beach Street, Tuncurry, NSW 2428

**Bedrooms: 4**

**Bathrooms: 4**

**Parkings: 4**

**Area: 613 m2**

**Type:**

**Duplex/Semi-detached**



Todd Hinsby

0265550101

## **\$1,350,000 TO \$1,395,000**

Introducing 57 Beach Street, Tuncurry – a beachside gem offering an exceptional investment opportunity. Situated in a prime location, this property boasts a blend of convenience, comfort, and potential, making it an enticing prospect for astute investors. Nestled within the vibrant community of Tuncurry, this property enjoys proximity to sought-after amenities. With the Rockpool and Sportie's Club just a short stroll away, residents have easy access to recreational facilities and social hotspots. Furthermore, the sparkling shores of Tuncurry Beach beckon, located less than 700 meters from the doorstep, providing an idyllic retreat for beach lovers. The property itself exudes charm and functionality, comprising a well-maintained complex of four beach-style apartments. Each apartment offers a comfortable living space featuring a spacious bedroom, modern kitchen upgrades, and a private bathroom with new A/C units. The complex has a healthy track record of full occupancy and long-term tenants, these apartments generate a reliable income stream, with each one-bedroom unit yielding approximately \$320.00 per week, approximately \$1,220.00 P/w ( \$63,440.00 P/a ) with the potential for increase. Also, a second dwelling at the rear of the property offers potential growth as it has sewer, water and power connected, pending council approval, you could increase your earnings with a minor renovation to create a free standing granny flat. Investors will appreciate the property's zoning as R3 - Medium Density Residential, presenting exciting development opportunities for the future. With the potential to capitalize on the increasing demand for residential properties in the area, developers can leverage the existing income while exploring expansion possibilities. Beyond its lucrative investment potential, 57 Beach Street also boasts practical amenities, including a large level yard, carport, and communal laundry facilities, ensuring tenant satisfaction and convenience. For those looking to secure their financial future while enjoying the benefits of beachside living, this property presents an unmissable opportunity. Contact Todd Hinsby today to seize your chance to own a piece of Tuncurry's coastal paradise and embark on a lucrative investment journey.