

6/8 Regent Drive, Canadian, Vic 3350



Sold Unit

Wednesday, 23 August 2023

6/8 Regent Drive, Canadian, Vic 3350

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 71 m2

Type: Unit



Chris McAteer

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\$227,000

Conveniently positioned in a quiet private group of residences in a low traffic area, and located close to public transport, parks & walking trails, and just a stone's throw from shops and Ballarat CBD, make this appealing unit one to consider. Surprisingly spacious, the generous size lounge offers plenty of living room along with the open plan kitchen & dining which is complemented by a reverse cycle air-conditioner (heating & cooling) as well as a gas space heater for year-round comfort. The master bedroom offers a built-in robe, while the bathroom includes laundry facilities, shower and separate toilet. Outside boasts a private courtyard sitting area at the front, along with a carport for your vehicle complete with roller door for security and a small fenced back yard. Currently leased at \$230 per week with a great tenant in place until December, makes this a solid investment opportunity with a return of around 5% which will appeal to smart investors and home buyers alike. Don't miss out, call Chris to arrange your inspection and snap up this extremely affordable property.