

**6 Cronin St, Morayfield, Qld 4506**

**Duplex/Semi-detached For Sale**

Friday, 10 November 2023



6 Cronin St, Morayfield, Qld 4506

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Area: 454 m2**

**Type:**

**Duplex/Semi-detached**



Jason Gayler  
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Nigel Lucas  
0413351603

## Offers over \$750,000

Located in Morayfield rests this dual occupancy residence. Offering two separate tenancies with leases in place or the option to keep one as an investment and live in the other in time to come. Crafted to maximise the income for the savvy investor with two properties on one title, low maintenance and NO BODY CORPORATE FEES. Both units have open plan living, kitchen and dining areas, access to on street and off street parking, a single secured garage with a shared driveway and separate fenced grassed backyards with a covered patio area. Rental income is currently \$715 per week for both properties, with the possibility of increasing with lease renewal in the future. Unit 1 - Currently rented @ \$385 per week - Lowset three bedrooms with built-in robes and ceiling fans- Ensuite to master bedroom and generous size main bathroom, with air conditioner- Spacious modern kitchen with stainless steel appliances- Open plan, air-conditioned living area- Covered patio for entertaining- Low maintenance, fully fenced yard- Single remote lock up garage- Covered outdoor area Unit 2 - Currently rented @ \$330 per week - - Two bedrooms- Modern kitchen with dishwasher- Air-conditioning and ceiling fans- Open plan living and dining- Covered outdoor area- Fully fenced generous size back yard- Single remote garage Morayfield is a high growth location with strong employment opportunities, high rental demand, close to schools, shopping centres and public transport. This property is well maintained and with tenants in place, there is nothing to do! Contact me today to for more information. Property Code: 6149