

9-10 Ti Tree Court, Rosebery, Tas 7470

House For Sale

Tuesday, 14 November 2023

9-10 Ti Tree Court, Rosebery, Tas 7470

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 771 m2

Type: House



Jenelle Carey
0488015215

\$185,000

Included in this exceptional package is a 3 bedroom tenanted home and separate titled adjoining vacant block. Imagine the potential for an additional rental property, expanding your income stream and maximizing your returns. With a long-term tenant of 12 years in place, you can enjoy a reliable and consistent rental income with the potential to develop the vacant residential block (STCA) and open the door to additional rental opportunities, increasing your potential returns. At \$185,000, this investment won't break the bank, making it an ideal choice for both seasoned investors and those looking to enter the market. This neat property is situated in a quiet cul-de-sac, just a few minutes from the town centre and schools. Open plan kitchen, dining and lounge heated by reverse cycle air-conditioner. Bathroom has separate shower and bath. Each bedroom has built-in robes. Tandem garage/carport with workshop and garden shed. Don't miss out on this chance to invest in a property that combines current stability with future growth potential. Contact us today to seize this golden opportunity in the flourishing real estate landscape of Rosebery, Tasmania. • Land size approx. 771sqm (401sqm + 370sqm) • Yearly Council rates approx. \$1,400 • Tas Water \$1,200pa approx. • Town water & sewer serviced • Current rent \$210pw Call Jenelle to discuss further or to organise inspection.