

9 Madgwick Drive, Armidale, NSW 2350



Sold House

Saturday, 2 March 2024

9 Madgwick Drive, Armidale, NSW 2350

Bedrooms: 6

Bathrooms: 2

Parkings: 2

Area: 4015 m2

Type: House



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\$850,000

9 Madgwick Drive, Armidale presents a distinct opportunity to acquire a source of immediate income coupled with the potential for future site expansion, all within walking distance of UNE. Demonstrating a robust rental track record and steady income, there are two homes, each boasting 3 bedrooms, 1 bathroom and a carport and occupying approximately 1300m² of 4015m² parcel, leaving approx. 2,700m² of vacant R1 zoned land. This ample land size provides the opportunity for further development, subject to council approval. Key features of each residence include:

- Well-maintained weatherboard exterior
- Three bedrooms
- Updated kitchen
- Inviting living space
- Spacious layout with high ceilings and a wide central hallway
- NBN connectivity
- Front and rear decks
- Securely fenced yard
- Carport for parking
- Combined weekly rental income \$780 per week

This offering stands out in Armidale's real estate market, representing a compelling opportunity for astute investors. An inspection is highly recommended for those serious about seizing this unique prospect. *All information contained here is gathered from sources we believe to be reliable, however, we cannot guarantee its accuracy and interested persons should rely on their own enquiries*