

9 Naisbitt Street, Port Augusta, SA 5700



Sold House

Friday, 12 April 2024

9 Naisbitt Street, Port Augusta, SA 5700

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 905 m2

Type: House



Nicole Fox

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\$245,000

Welcome to your serene sanctuary in the heart of a peaceful cul-de-sac neighborhood! This attractive stand-alone, 3 bedroom home offers a perfect blend of modern comforts, making it an ideal ready made investment opportunity or first home. Step inside and be greeted by the renovated interior, featuring a modern upgraded kitchen adorned with subway tiles, timber bench-tops, and a suite of stainless-steel appliances including double sink, dishwasher, and gas cook-top. The combined eat-in kitchen provides an inviting space for dining and entertaining. Throughout the home, timber floorboards exude warmth and charm, creating a seamless flow from room to room. The original bathroom retains its classic appeal with a half-bath and near new vanity, while the upgraded laundry facilities add convenience to daily living. Outside, a back deck beckons for al fresco relaxation and gatherings amidst the tranquility of your private oasis. Stay comfortable year-round with a split-system air-conditioner and two wall units, ensuring a cozy environment in any season. Practicality meets functionality with the addition of a double shed and gated carport, providing ample storage space and secure parking for your vehicles. Currently tenanted - \$360 per week rent, this property offers a remarkable gross return of approximately 7.5% on the full purchase price, making it an attractive investment opportunity for savvy buyers. FAQ Certificates of Title - one CT Current rent: \$360 per week Current lease: 02/06/2023 - 01/06/2024 Council Rates: \$2,048.23 p.a (2023/2024) Strata or Community Title - NO, is Torrens Titled