

Address available on request, Camperdown, NSW



2050

## Terrace For Sale

Friday, 10 May 2024

Address available on request, Camperdown, NSW 2050

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 148 m<sup>2</sup>

Type: Terrace



Dejan Gajic  
0282124557

**\$2,700,000 - \$2,900,000**

Looking for an investment with a guaranteed rental return? Then look no further than this spacious and luxurious our three bedroom, two bathroom, three level terrace with basement double garage and storage area located in an exclusive side of Camperdown, near RPA Hospital, University, Schools, Cafes, shops, walking tracks and very close driving distance to the City CBD. Many features of this home include:Property Features:- Basement floor with room for two cars and storage area - Ground Floor with Large Open plan Living and dining area with Modern kitchen- First Floor, two bedrooms with built-in wardrobe and bathroom and balcony- Second floor, large master bedroom with Walkin Robe and ensuite bathroom with balcony- Stone bench top kitchen with gas cooktop and generous pantry- Backyard alfresco entertainment area- Ducted air-conditioning - 148sqm Internal space- Guaranteed rental return of approx \$5435.27 per month until 2024 then with option to extend for 3 more years at increased yearly rate.PLEASE NOTE: This property is for sale on behalf of a Defence Housing Australia lessor and has a Defence Housing Australia lease in place. Visit [dha.gov.au](http://dha.gov.au) to learn the benefits of investing in Defence Housing Australia property. In accordance with DHA regulations, we advise that this property will only be available for private inspections and to pre-qualified buyers.DHA lease benefits:- DHA guarantees to pay the rent even if the property is vacant- DHA Property Care, an all-inclusive service fee, covers a range of property related services- The property is cleaned at the end of each tenancy period- The lessor may also be entitled to a lease-end make-good (refer to the DHA Lease Agreement)- Lease reviewed every 31st of December of each yearIf you would like to arrange a private inspection, please contact Dejan on 0429 507 176. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.Disclaimer:\*\*Investing with DHA - This property is for sale on behalf of a Defence Housing Australia lessor and has a Defence Housing Australia lease in place.In accordance with DHA regulations, we advise that this property will be available for private inspection only and to pre-qualified buyers only.\*\*Photos are supplied under an agreement by DHA and are for illustration purposes only\*\*