

1-3/13 Marshall Avenue, Armidale, NSW 2350



Block Of Units For Sale

Friday, 5 July 2024

1-3/13 Marshall Avenue, Armidale, NSW 2350

Bedrooms: 7

Bathrooms: 3

Parkings: 3

Type: Block Of Units



Ben Saxby
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\$750,000 - \$820,000

Welcome to 13 Marshall Avenue, a prime investment opportunity featuring three charming units located at the end of a quiet cul-de-sac. All units are currently leased with long-term, tidy tenants in place, ensuring a steady income stream. Unit 1: Updated with modern floor coverings and kitchen finishes. Features two bedrooms with built-in robes. Open-plan lounge and kitchen. Main bathroom. Individual laundry, clothesline, front veranda, and single lock-up garage. Unit 2: Comprises two bedrooms with built-in robes. Open-plan lounge and kitchen. Main bathroom. Individual laundry, clothesline, front veranda, and single lock-up garage. Unit 3: Spacious three-bedroom unit. Enclosed living area. Functional kitchen. Bathroom with a separate toilet. Individual laundry, clothesline, front veranda, and single lock-up garage. This trio of units offers a fantastic investment opportunity with their solid rental history and well-maintained condition. Located in a peaceful and family-friendly neighborhood, these units are ideal for investors seeking reliable returns and future growth potential. All three units are returning \$940.00 per week. Don't miss out on this exceptional chance to secure a valuable asset in a desirable location.*We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.*