

1-9/286 Beechworth Road, Wodonga, Vic 3690



Block Of Units For Sale

Saturday, 29 June 2024

1-9/286 Beechworth Road, Wodonga, Vic 3690

Bedrooms: 10

Bathrooms: 9

Parkings: 11

Area: 1644 m2

Type: Block Of Units



Joan Naldrett

\$1,750,000

Located on Beechworth Road in central Wodonga, this unit complex is within easy walking distance to High Street CBD and a bus stop on its doorstep. The complex features brick construction and is set on a 1644m² (approx.) allotment. This 9 unit development is on one title and does not require strata management, appealing to the astute investor. Free standing and facing Beechworth Road is unit 1, which is a spacious 2 bedroom unit with adjoining carport, stainless steel appliances, built in robes in main bedroom and a separate laundry. This unit has had a full high-quality renovation completed in 2023. Behind this you will find units 2 to 9, each featuring one bedroom with a combined laundry/bathroom, separate toilet and built in robes. North facing lounge, split system air-conditioning, gas cooking, gas hot water and an allocated carport. Units 2-7 & 9 are in original condition making this a great opportunity for a makeover. Unit 8 has been updated in 2023 as photographed. Beside the carport is a lockable 2 car garage and at the rear of the complex there is a spacious green space for all units to share. All units are fully compliant with electrical and gas regulations as per the standards recently introduced. These units have secure long term tenants, with some astonishingly lengthy tenancies, ensuring a sound investment. Yearly income is approx. \$105,820 providing a 6% gross return. For further information please do not hesitate to call Joan on 0419 483 919. Gas and electrical compliance reports are within the vendor statement and a recent building and pest report are available on request. Disclaimer: Joan Naldrett Real Estate make every attempt to ensure that all information provided about the property is accurate. Information is provided from the Vendor, legal representation and other information sources, therefore we cannot accept any responsibility for its true accuracy and advise all of our clients to seek independent advice prior to proceeding with any property transaction.