

**457 Tweed Valley Way, South Murwillumbah, NSW,
2484**

Block Of Units For Sale

Friday, 27 September 2024

457 Tweed Valley Way, South Murwillumbah, NSW, 2484

Bedrooms: 8

Bathrooms: 8

Parkings: 5

Type: Block Of Units



Anne Besgrove
0402608503

8 Unit "Art-Deco" Freehold Unit Block Plus Separate 2nd title - Vacant Build Block

Presenting an Outstanding Art Deco 8 Unit investment opportunity, set in a flood free location at Greenhills Plus a separate title vacant land with entitlement to build on.

Whether you're a seasoned investor or expanding your portfolio, this Amazing Art Deco 8 Unit property is ready for immediate takeover and offers a solid foundation for long-term financial gain in a high demand Tweed Coastal area. 457-461 Tweed Valley, Way Sth Murwillumbah (Lots 35 DP: 538901 and Lot 8 DP: 21098)

Rare Opportunity to Astute Buyer:-

1738m² of Property enjoys "2 Titles" and divided into 3 sections .

Being 35/538901 - Main Block with 8 Units & 5 Garages together with across the road totaling 1321m²

Plus;

Lot 8/21098 - Vacant Land benefiting dwelling entitlement to build on this vacant site as well to increase your portfolio further.

Features:-

- Art Deco built 1948-1950 period
- Full brick – 2 storey Building.
- 8 x one Bedroom Unit Block
- Rental appraisal \$350-\$380 pw including water for each of the units providing a potential rent of \$2800-\$3040 pw for the 8 units.
- Brick Interior walls
- Ornate ceilings
- Cast Iron Bath Tubs and Sinks
- Original workmanship
- Hardwood Timber Floors
- Internal laundry space plus
- Plus a Communal laundry attached to building
- 5 x Garages
- Recently painted Unit 7 is vacant to view
- Rental appraisal \$350 to \$380pw Includes water
- New 10-year lithium battery smoke alarms installed in all units
- 8 Units Plus vacant land on separate title with Dwelling entitlement
- 1738m² land set on 2 Titles
- Bus Stop to the door

Don't miss this Opportunity Call today to arrange your inspection!

Call - Anne Besgrove 0402 608 503

Call - John Besgrove 0403 513 924

Denotes approx size distances time and measurements only

Disclaimer:

All information (including but not limited to the property area, floor size, price, address and general property description) is provided as a convenience to you, and has been provided to First National Real Estate Murwillumbah by third parties. Information should not be relied upon and you should make your own enquiries and seek legal advice in respect to all information about the property contained in this advertisement.