

**5,6,7/39-41 O'Connell Street, Barney Point, Qld  
4680**



**Block Of Units For Sale**

Thursday, 11 July 2024

5,6,7/39-41 O'Connell Street, Barney Point, Qld 4680

**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 4**

**Area: 406 m2**

**Type: Block Of Units**

## Offers over \$599,000

Seeking a smart addition to your portfolio? Stop looking, this is a fantastic opportunity to purchase the ultimate triplex unit block at 39-41 O'Connell Street. All three units are already rented out with great returns. This is your opportunity to secure a slice of Gladstone. Situated in Barney Point, across from the Yaralla Sports Club. The location of the units is convenient and well positioned. Within 6 minutes of the bustling Gladstone CBD and Eastshores Precinct. These low maintenance units comprise 2 bedrooms, 1-bathroom, tiled living areas and carpeted bedroom, the units are also fully air conditioned with both bedrooms and living spaces serviced by split system ac. Exterior of the units feature private courtyards, individual carports, private grassed area at the back of the property and high fencing giving privacy to all tenants. Each unit is identical to the layout of the adjoining unit. With the rental markets potential for further growth and higher returns, it is a great time to look at buying and get into the expanding Gladstone Market. Gladstone is starting flourish and the communities continue to grow. With the approval for many industrial projects, we will continue to see people flock to the region. Don't just invest in this Triplex but invest in Gladstone as a whole! Contact Jay Murray-Lowe to book your private inspection! Unit 5- Rented at \$300 per week- Lease starting from the 22/03/2024 until the 21/08/2024. Unit 6 - Rented at \$300 per week- Lease starting from the 28/06/2024 until 27/06/2025. Unit 7 - Rented at \$300 per week- Lease starting from the 10/06/2024 until 7/01/2025. Body Corporate - Approx. \$2,895.00 Per Quarter