

**20 Liberator Street, Griffin, Qld 4503**

**Duplex/Semi-detached For Sale**

Tuesday, 2 July 2024



20 Liberator Street, Griffin, Qld 4503

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Area: 375 m2**

**Type:**

**Duplex/Semi-detached**



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## **DUAL OCCUPANCY - OFFERS OVER \$849,000**

Positioned in a quiet new estate and only 5 years old is this great opportunity to purchase a Dual Occupancy Property returning a combined rental of \$870 per week. This separate 3 bedroom + 1 bedroom residency will be the perfect purchase for your first investment or add it to your current investment portfolio. With rental returns on the rise and vacancy rates at an all time low enjoy the rewards of your investment in a fast growing suburb. Only 45 Minutes from Brisbane CBD and 15 mins from the waterways of Moreton Bay this property ticks all the boxes!FEATURES:Unit 1:\* 3 bedrooms with built in wardrobes\* Modern kitchen with dishwasher\* Open plan living / dining area\* 2 bathrooms including ensuite to master bedroom\* Air conditioning in lounge area and master bedroom\* Single remote garage with internal entry\* Covered outdoor alfresco area\* Separate private fully fenced yard\* NBN internet installed\* Currently rented at \$500 per week Unit 2:\* 1 bedroom with built in wardrobe\* Modern kitchen with dishwasher\* Open plan living area\* Spacious bathroom\* Air conditioning in lounge area and ceiling fans throughout\* Single remote garage with internal entry\* Separate private fully fenced yard\* NBN internet installed\* Currently rented at \$370 per week.PLEASE CALL OR EMAIL OUR OFFICE TO BOOK YOUR PRIVATE INSPECTION.APPROPRIATE NOTICE PERIODS MUST APPLY FOR ALL INSPECTIONS TO ACCOMMODATE THE TENANTS.VIDEO CALLS CAN BE ARRANGED WITH THE AGENT FOR INTERSTATE BUYERS TO INSPECT.