

**22 Currawong Street, Young, NSW 2594**



**House For Sale**

Saturday, 29 June 2024

22 Currawong Street, Young, NSW 2594

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 620 m2**

**Type: House**



Adam Strong  
0438825800

**\$399,000**

Here is a limited opportunity to break in to the investment property market in Young and collect a sensational gross return of \$25,740 per annum; making this an approximate 6.5% gross return. Leases; Unit 1 (1 bedroom) at \$240 per week (expires 11th Feb 2025). unit 2 (3 bedrooms) at \$255 per week (expires 12th Jan 2025). Weatherboard/fibro cottage featuring 4 bedrooms and 2 bathrooms (currently configured as two flats. Partially renovated over the last few years, with new kitchens, bathroom, paint & flooring etc. Climate controlled via split system air conditioning to both units, plus gas heating & ceiling fans. 620m<sup>2</sup> allotment within easy walking distance to the main street, schools, TAFE and the hospital. This is a cracker to kick off your property portfolio, and returns like this will be hard to find elsewhere. Call Adam Strong on 0438 825 800 for an inspection or more information. Please Note: Whilst all care has been taken by Ray White Young to ensure accuracy in preparation of the particulars herein, no warranty or representation, express or implied, as to the accuracy or completeness of the particulars provided is made or given by us and interested parties must therefore rely on their own enquiries. Liability for any error, omission, negligence or misrepresentation is hereby excluded.