

26 Barraclough Crescent, Moranbah, QLD, 4744

House For Sale

Monday, 28 October 2024

26 Barraclough Crescent, Moranbah, QLD, 4744

Bedrooms: 6

Bathrooms: 2

Parkings: 3

Type: House



Marie Dowie
0413811621

TENANTS IN PLACE PAYING \$850 PER WEEK: LARGE HOME ABLE TO ACCOMMODATE A LARGE FAMILY OR MULTIPLE EMPLOYEES!

Offering sensational dual living, this style of property is in strong demand and sought after by company tenants – which is why it is currently rented to a company at \$850 per week with the potential to increase this year.

A set-and-forget positive-cash-flow investment, it has ample features that make it stand out above others in this price bracket, which include:

- ☑ Internal carpeted staircase separating upstairs and downstairs
- ☑ High ceilings and light filled areas
- ☑ Modern kitchen with quality appliances including a dishwasher, and ample storage and bench space
- ☑ 4 x Bedrooms upstairs PLUS
- ☑ 3 x Bedrooms downstairs
- ☑ Updated bathroom with a separate shower and bath tub upstairs PLUS
- ☑ Second bathroom downstairs with a shower and toilet
- ☑ Heaps of storage throughout
- ☑ Large living and dining areas upstairs PLUS
- ☑ Tiled living and dining downstairs
- ☑ Undercover front verandah upstairs PLUS
- ☑ Undercover outdoor entertainment area downstairs
- ☑ Timber floors
- ☑ Air-conditioning and fans
- ☑ Spacious laundry
- ☑ Enclosed garage with storage
- ☑ Air-conditioned donga - currently used as a gym
- ☑ Large fenced backyard
- ☑ Located within close proximity to shops, Town Centre, hospital, schools and restaurants
- ☑ Excellent tenants currently paying \$850 per week with the potential to increase this year

Please call me to arrange your inspection today - I am also happy to arrange a video inspection via FaceTime/WhatsApp/Messenger

Contact Marie Dowie on 0413811621 for a viewing in person or via video

(Sales Agent Of The Year For MORANBAH 2008, 2009, 2010, 2011, 2012, 2013, 2014, 2017, 2019, 2021, 2023, 2024)

#1 Agent Moranbah

#4 Agent Queensland

#11 Agent Australia

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"Honesty and integrity matter"

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