

**32 Preiss Street, Lockyer, WA, 6330**



**House For Sale**

Sunday, 8 September 2024

32 Preiss Street, Lockyer, WA, 6330

**Bedrooms: 6**

**Bathrooms: 2**

**Parkings: 4**

**Type: House**



Paul Armstrong

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## **TWO PROPERTIES - ONE TITLE - RIPE FOR A REFRESH - BEING SOLD AS IS**

There is no denying these two home unit properties, especially the streetfront one, have seen better days. The properties are set on the one land title and will be sold together as presented in their current condition.

However, at the end of the day, their convenient cityside location, solid construction and modern duplicate floorplans, would make any refurbishments well-worthwhile for potential owner-occupiers or rental income seeking investors.

They each also offer the bonus of their own driveways, drive-thru double carports and untapped fenced backyards.

A coat of paint and some new soft furnishings would work wonders on the rear unit, which is basically in good condition. The front unit on the other hand, will need a bit more work to get it up to scratch but the results will reap rewards. Each features a light semi-open plan living area to an open meals and modern kitchen zone, with sliding door access to the backyard.

A hallway off the hub flows to a pleasant front bay window main bedroom, with a walk-in robe, and two rear bedrooms, with built-in robes, and a practical laundry with storage and separate toilet.

There is a building/structural report available for prospective buyers and also a rental appraisal available, with some cosmetic work required both units have a potential weekly rental income of \$350.00 each.

Keen interest is predicted. Act now.

For more detailed information or to arrange a private viewing please contact Paul Armstrong on 0459 381 382.