

4 Sunbury Link, Wellard, WA 6170

House For Sale

Friday, 5 July 2024

4 Sunbury Link, Wellard, WA 6170

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 394 m2

Type: House



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629K

Grand Home Open 2:15 pm-3:00 pm Saturday & Sunday July 6th & July 7th Discover the perfect blend of space, affordability, and convenience with this well-maintained property at 4 Sunbury Link. Ideal for families and investors alike, this spacious home offers an exceptional lifestyle with modern amenities and a prime location. Property Features: - Bedrooms: 3 bedrooms with a study /4th bedroom (open entry, can fit a door) - Bathrooms: 2 well-appointed bathrooms- Additional Rooms: Includes a front lounge room and a game area - Double locked up garage plus front parking spaces - Two Split system aircons - Current Rent: \$525 per week at reduced rate for a long-term tenant (lease expiry May 2025)- Potential Rent: \$600-\$620 per week at current market level Prime Location:- Public Transport: 5 minutes' walk to the train station via the back lane- Shopping: 7-minute walk to the Wellard Square (Woolworths, Bottle shop)- Education: 3-minute drive to the primary school- 2.6km to Kwinana Town Centre- 3 minutes' drive- 10km to Rockingham Beach- 12 minutes' drive - 40km to Perth CBD -30-40 minutes' drive This property is strategically situated in a highly sought-after area, offering easy access to essential amenities and excellent rental potential. With long-term tenants already in place, it presents a fantastic investment opportunity with immediate rental income. Year Built: 2007 Land area: 394 sqm Building area: 211 sqm Water rate: \$1,131Disclaimer: Although diligence has been taken, this information is provided for introduction purposes only and is based on information provided by the seller, and it may be subject to change. No warranty or representation is made as to its accuracy and interested parties should inspect the property and do their own due diligence to verify the information.