

49 Salisbury Crescent, Kirwan, Qld 4817



House For Sale

Wednesday, 3 July 2024

49 Salisbury Crescent, Kirwan, Qld 4817

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 719 m2

Type: House



Dylan Weiske

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Offers Over \$439,000

Featuring an internal paint job, new carpets and floor coverings throughout - this beautiful family home is perfect for the investor looking for a lucrative opportunity for a reliable investment property. Situated atop a 719m² block just minutes from dining, schools and shopping - this is not a property you want to miss! Welcome to 49 Salisbury Crescent, Kirwan 4817.

The Property:- 3 Generous bedrooms with built in robes- Master bedroom features direct access to bathroom- Spacious living space with gorgeous raked ceilings- Split system air-conditioning throughout- Spacious kitchen with brick feature wall- Fresh internal paint throughout- New carpets and floor coverings throughout- Breezy open plan design with natural light- No rear neighbours- Undercover carport that can fit two cars in tandem- Generous 719m² block with garden shed- Bore water infrastructure- Robust block design

The Location:- 2 Minutes to Willows Shopping Centre- 2 Minutes to Ryan Catholic College- 2 Minutes to Brothers Leagues Club- 3 Minutes to Canon Park & Reading Cinemas- 9 Minutes to James Cook University and University Hospital

The Opportunity: This gorgeous family home is currently VACANT and MOVE IN READY making it perfect for both owner-occupiers and investors alike. The savvy investor can immediately reap the rewards of their investment with a generous return of \$460 to \$480 per week, based on similar property in the area. This property will be open for inspection every weekend until sold, so get in quick! For more information, contact Dylan on 0447 267 806. Interested parties should verify the accuracy and currency of the information and make their own independent inquiries as the agent cannot attest to the correctness of the information provided. Some file photographs in use may have been taken some time ago or modifications have been conducted at the property since the photography. Please rely on your own inspection and investigations to determine if this property is suitable for your requirements and information provided is general in nature. First National Townsville bears no liability for any loss sustained due to inaccuracy or omission.