

Broken Hill, 254 Murton Street

Investment Opportunity - 7.4%

This charming brick residence at No. 254 offers a unique blend of classic features and modern comfort. This solid single fronted brick home with return verandah welcomes with a formal entrance hallway, leading to two generously sized bedrooms, both boasting polished timber floorboards.

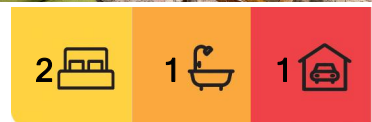
High, pressed metal ceilings, adding a touch of grandeur and spaciousness, particularly in the comfortable lounge room bathed in an abundance of natural light. The updated kitchen and bathroom provide the convenience along with a walk in storage/pantry.

Laundry is undercover of the back verandah and the yard is a blank canvas ready for you to make it your own.

This property isn't just a home; it's a smart investment, currently leased at \$320 per week, appealing to investors or homebuyers seeking a robust addition to their portfolio. An



Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



For Sale
Please Call

View
ljhooker.com.au/X35GKV

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evaporative air cooling system ensures comfort during the warmer months, while the lock-up garage accessible from the front offers secure parking.

Situated merely a stone's throw from North Star Foodland, this lovely house merges character, convenience, and investment potential, ready with a tenant in place.

Land rates: approx \$2,011
Water rates: approx \$1,000

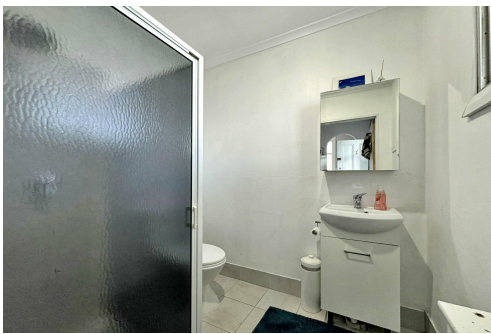
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More About this Property

Property ID	X35GKV
Property Type	House
Land Area	551 m2
Including	Air Conditioning Toilets (2) Floorboards Secure Parking Fully Fenced

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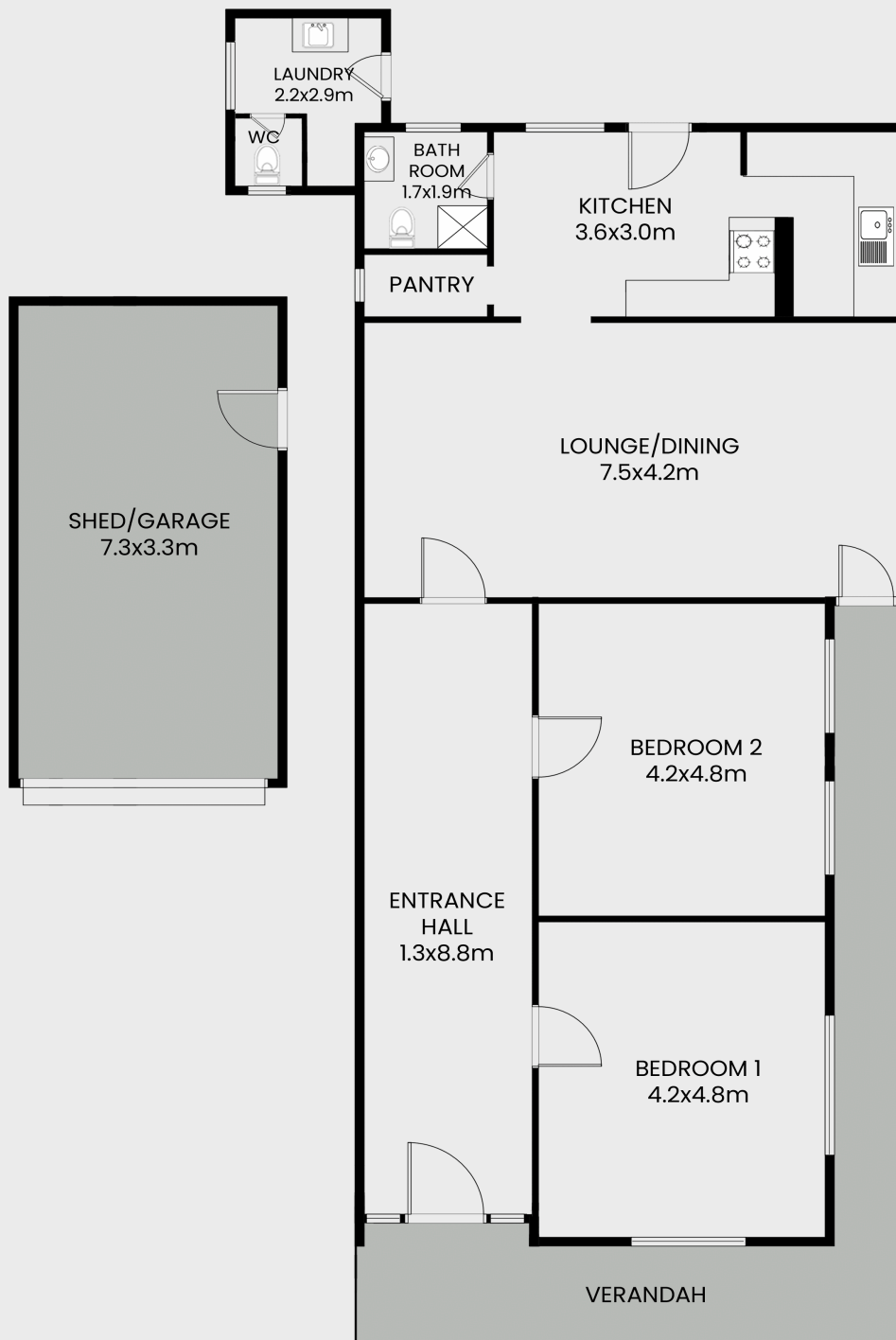
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FLOOR PLAN



This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.



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