



LJ Hooker Emerald



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Emerald, 22 Roseanne Road

BEAUTIFUL HIGHSET HOME - PERFECT FAMILY HOME

Welcome to 22 Roseanne Road, a beautifully high-set family home in the heart of Emerald. Situated on a on a spacious 710 SQM block on the north side of Emerald, this home offers both privacy and accessibility. Looking for your next Investment property? Your in luck with this home. With a rental income of \$585 per week and long term tenants in the property with the lease ending in November 2025.

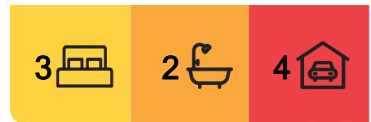
Property Features:

Upstairs:

- * 3 Spacious bedrooms all with Built-in cupboards
- * Open plan living area with access to the deck
- * Spacious Kitchen
- * Bathroom with separate bathtub
- * Internal Stairs



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
Offers Above - \$495,000

View
ljhooker.com.au/VZTFJ0

Contact
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(07) 4987 5355

* Split systems a/c and ceiling fans throughout the house and in all bedrooms.

Downstairs:

- * Large open area that can be utilised as second living room or kids play room.
- * 4th Room that is currently used as a 4th bedroom.
- * Split System through the downstairs area of the home
- * Kitchenette
- * Second bathroom
- * Internal laundry room

Outdoor Features:

- * Double 9 x 6m shed
- * Double carport
- * Features a beautifully landscaped backyard
- * Fully fenced.

Rental Information

- * \$585 Per week rental income
- * Lease in place until 13/11/2025
- * Next rental increase can occur after 15/05/2025

Don't miss out on this incredible opportunity to own a such a stunning family home in Emerald.

Contact us today to arrange a viewing and make 22 Roseanne Road. Please note 24hr notice will be required for the tenants.

Disclaimer we have in preparing this advertisement used our best endeavors to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Interested parties should make their own enquiries to verify the information contained in this advertisement.

More About this Property

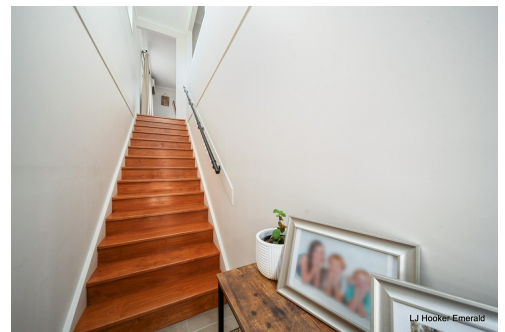
Property ID	VZTFJ0
Property Type	House
House Size	214 m2
Land Area	710 m2
Including	Ensuite

Brenda Logovik 0418 711 507

Principal | Licensee | Sales Specialist | blogovik.emerald@ljhooker.com.au

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