



## Emerald, 3 Eagle Street

### LARGE FAMILY HOME IN POPULAR ESTATE

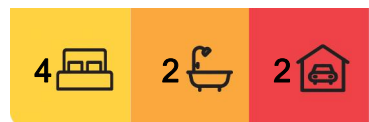
This contemporary 4-bedroom, 2-bathroom home with a double lock-up garage is the perfect addition to any investor's portfolio. Offering strong rental appeal in a high-demand area, this low-maintenance property ensures steady returns and long-term growth potential.

Property Featuring -

- \* 4 Spacious bedrooms
- \* Ensuite & walk-in Robe to the master
- \* Built in cupboards to all bedrooms
- \* Entry which opens up to open plan dining kitchen overlooking the outdoor area
- \* Large separate family room
- \* Internal laundry
- \* Fully ducted Air Conditioning and ceiling fans throughout for all year comfort
- \* Great entertainment area leading out from the living space including a dart board for



**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/W2KFJ0](http://ljhooker.com.au/W2KFJ0)

**Contact**  
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**LJ Hooker Emerald**  
**(07) 4987 5355**

family BBQ's

- \* Double bay shed
- \* Large fully fenced backyard
- \* Solar power system
- \* Access down the side of the property to the shed

#### Rental Information

- \* \$650 Per Week
- \* Lease in place until 17/11/2025
- \* Next rental income can occur after 12/08/2025

Call LJ Hooker today to arrange your inspection today (please note 24hr notice required for tenant)

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	W2KFJ0
Property Type	House
House Size	166 m2
Land Area	816 m2
Including	Ensuite Air Conditioning Toilets (2) Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced Remote Garage Ceiling Fans Ensuite

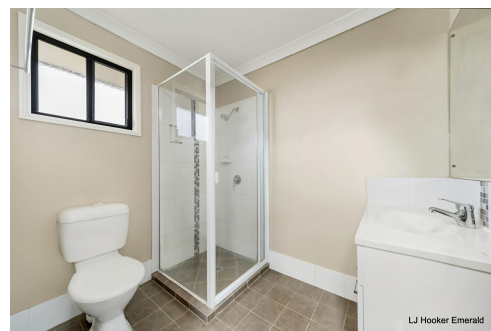
**Brenda Logovik 0418 711 507**

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