



8 Amber Street, Emerald

Modern Investment Opportunity - 4-Bedroom Home

This well-presented 4-bedroom property offers the perfect balance of comfort and functionality, making it an excellent addition to your investment portfolio. With modern finishes, low-maintenance appeal, and a convenient location, this home is designed to attract quality tenants.

Property Features:

- 3 bedrooms with built-ins.
- Master bedroom featuring Ensuite and walk in robe.
- 2 separate living areas.
- Kitchen with stainless steel dishwasher.
- Split system air conditioning throughout.
- Fully fenced backyard with colorbond fencing.
- Low-maintenance brick build.
- Double remote controlled Garage.
- Built in 2013.
- Rates Notice: \$3,775.76 p/a
- Water Notice: \$787.00 p/a

Rental Information:

- Tenants moving in on 25/09/2025 (12 Month Lease)
- Rental Income \$620.00p/w

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.

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FOR SALE
OFFERS ABOVE \$485,000

AGENTS

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AGENCY

LJ Hooker Emerald
(07) 4987 5355



- Last rental increase 15/11/2025.

Situated just off Opal Street, tenants will love the close proximity to schools, shops, and everyday amenities - making this property a smart choice for steady rental demand.

Don't miss this opportunity to secure a modern, ready-to-lease home. Contact us today for more details or to arrange an inspection.

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 DETAILS

Property ID	W9GFJ0
Property Type	House
House Size	143 m2
Land Area	617 m2
Including	Ensuite
	Air Conditioning
	Toilets (2)
	Dishwasher
	Outdoor Entertaining
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage

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