

Labrador, 5/21 Huth Street

Investment Opportunity 2 Bed, 1 Bath Unit with Great Returns

Here's your chance to secure a fantastic investment in a highly sought-after location! One block from the Broadwater, this 2 bedroom, 1 bathroom unit, situated on the first floor, offers the perfect opportunity for investors looking to expand their portfolio.

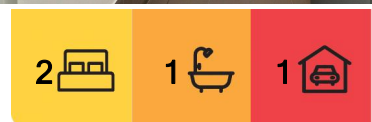
Currently rented to great tenants for the next 10 months, this property provides immediate rental income and peace of mind. Whether you're a seasoned investor or just starting out, this is an ideal addition to your investment portfolio.

Inside, you'll find a well-appointed living space with comfortable bedrooms and a functional bathroom. The first-floor location offers convenience and privacy, making it an attractive option for tenants and future buyers alike.

Located in a thriving area, on block from the Broadwater, this unit is surrounded by



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For Sale
\$529,000

View
ljhooker.com.au/2N3XF3E

Contact
Catherine Nutt
0433 247 690
catherine@ljhbroadwater.com.au

LJ Hooker Broadwater
(07) 5537 1311

amenities including shops, schools, parks, and public transport, ensuring a high level of tenant demand now and in the future.

Property Features:

- Tenants on lease, paying \$620 per week until 7th January 2025
- Gold Coast City Council Rates \$1,958 per annum
- Body Corporate Levies \$60.20/wk
- Gated access
- Large single, secure, covered car park

Don't miss out on this prime investment opportunity! With reliable tenants already in place, this property is ready to start generating returns from day one. Arrange a viewing today and take the first step towards securing your financial future!

Phone your local agent, Catherine Nutt, on 0433 247 690 to arrange an inspection or check for open home times.

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More About this Property

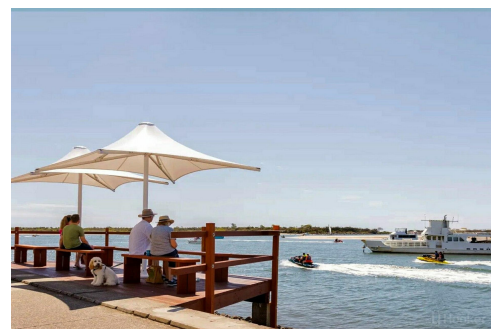
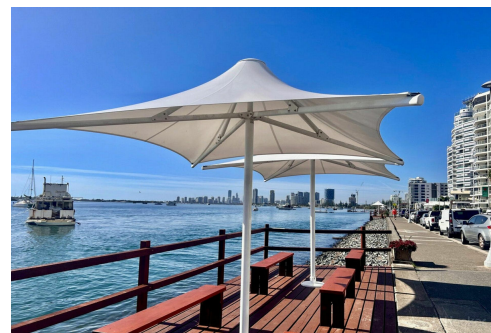
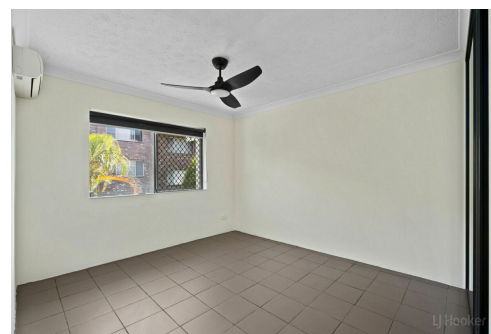
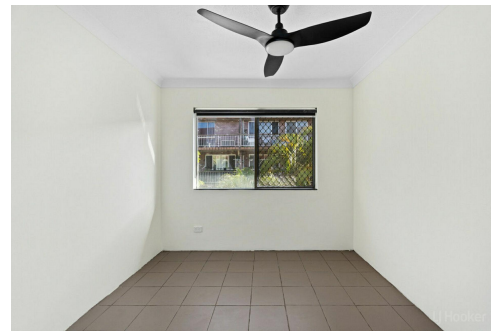
Property ID	2N3XF3E
Property Type	Unit
House Size	73 m ²
Land Area	847 m ²
Including	Air Conditioning Toilets (1) Built-in-Robes

Catherine Nutt 0433 247 690

Sales & Marketing Consultant | L.R.E.A | Independent Contractor |
catherine@ljhbroadwater.com.au

LJ Hooker Broadwater (07) 5537 1311

64 Frank Street, LABRADOR QLD 4215
broadwater.ljhooker.com.au | accounts@ljhbroadwater.com.au



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5/21 HUTH STREET, LABRADOR

2 1 1

Internal: 70m² | Carspace: 17m² | Total: 87m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should only be used as such by any prospective purchaser.

