



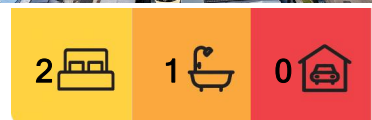
Lithgow, 11 Spooner Street

Investment Opportunity

This property offers a fantastic opportunity for those seeking a solid investment in a sought-after central location. The full brick semi features, 2 bedrooms, lounge room with gas heater, tidy eat-in kitchen, updated bathroom and internal laundry. The backyard is low-maintenance, and the property benefits from rear lane access.

Additionally, there's a happy and reliable tenant who has been in place for over 3 decades, currently paying \$280 per week until January 2026, providing a secure rental income for the buyer. This is an ideal option for investors looking to secure a property in a prime area with long-term rental potential.

Adjoining semi also available for purchase.



For Sale
\$360,000

View
ljhooker.com.au/1HHNF9X

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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.

LJ Hooker Lithgow
(02) 6351 2548

More About this Property

Property ID	1HHNF9X
Property Type	DuplexSemi-detached
House Size	75 m ²
Land Area	189 m ²

Jamie Giokaris 0418 201 028

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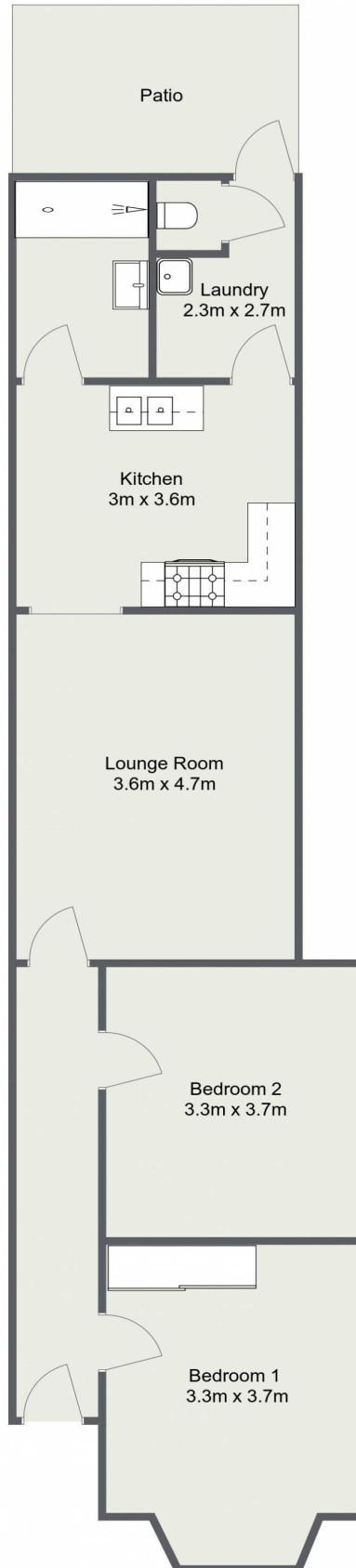
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Please Note: The above dimensions are approximate and are intended to be used as a guide only.
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