



2 Jebreen Street, Mareeba

Affordable Investment Close to the CBD

Offering an affordable opportunity for investors or buyers looking to add value, this lowset three-bedroom weatherboard home is conveniently positioned close to the Mareeba CBD. Currently tenanted, the property provides an immediate rental income with plenty of scope for future improvements. With a practical layout and renovation potential, this is an ideal opportunity to expand your investment portfolio or secure a property you can update and improve over time.

Property Features:

- + Lowset weatherboard home on concrete stumps.
- + Three bedrooms, one bathroom and two toilets.
- + Separate living room.
- + Air-conditioning to the living area and bedrooms.
- + Security screens throughout.
- + Vinyl flooring throughout the main living and bedroom areas.
- + Tiled bathroom and laundry areas.
- + Additional concrete lean-to area off the garage.
- + Garden shed and low maintenance garden.

Other Highlights:

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.

3 1 1

FOR SALE
Mid \$400,000's

VIEW
By Appointment

AGENTS
Megan Dale
0489 248 842
megan@ljhookerpropertyplus.com

AGENCY
LJ Hooker Atherton
(07) 4091 3144



- + Opportunity to renovate, improve and add value over time.
- + Connected to all town services, including water, sewerage and electricity.
- + Zoned Low Density Freehold Residential.
- + Not affected by flood hazard mapping or bushfire zoning.
- + Nil easements known.
- + Rates approximately \$2,530 per half year.
- + Currently rented with us (LJ Hooker Property Plus) at \$400 per week.
- + Next rental increase can take effect from in February.
- + Conveniently located close to the Mareeba CBD, schools, shops and everyday amenities.
- + Mareeba enjoys a warm tropical climate with sunny, dry winters and hot summers, making it a popular location for those who enjoy an outdoor and relaxed lifestyle.

For investors, renovators or buyers looking for an affordable property with existing rental income and future potential, 2 Jebreen Street is well worth considering.

Disclaimer: All information has been provided in good faith and is believed to be correct; however, no representation or warranty is given as to its accuracy or completeness. Interested parties should make their own enquiries and rely on their own independent investigations before making any decisions. Photographs, floor plans, measurements and descriptions are indicative only and may be subject to change. Some images may have been digitally enhanced, virtually staged or edited using artificial intelligence (AI) for marketing purposes and may not accurately represent the property's current condition or inclusions.

Make this property yours today, contact Megan Dale on 0489 248 842.

Respectful. Honest. Professional.

MORE DETAILS

Property ID	T62F1S
Property Type	House
Land Area	647 m2
Including	Toilets (2)

Megan Dale 0489 248 842

Property Sales Consultant | megan@ljhookerpropertyplus.com

LJ Hooker Atherton (07) 4091 3144

10 Main Street, ATHERTON QLD 4883
atherton.ljhooker.com.au | atherton@ljhatherton.com





The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

2 Jebreen Street Queensland