



## Muswellbrook, 3/30 Skellatar Street

### IDEAL INVESTMENT OPPORTUNITY

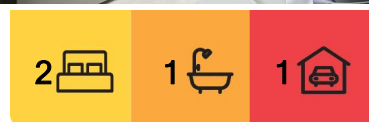
This fantastic 2-bedroom unit in Muswellbrook is the ideal first investment opportunity and is already tenanted for \$360 per week, so you can start earning income right away! The interior is spacious and features an open plan lounge/dining area, a modern kitchen with plenty of cupboard and bench space and an internal laundry. Additionally, there are two outdoor areas - one at the front with lush greenery for a private oasis, and one at the rear with ample space for BBQs and outdoor entertaining. And the location couldn't be better, situated next to Bowman Park and just a short walk into the town centre

#### Features Include:

- 2 good sized bedrooms
- Open plan lounge/dining room with split system AC
- Kitchen with ample cupboard and bench space
- Bathroom with shower, bath, vanity and toilet
- Internal laundry



**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**  
\$240,000

**View**  
[ljhooker.com.au/JHDF6P](http://ljhooker.com.au/JHDF6P)

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**LJ Hooker Muswellbrook**  
(02) 6543 3244

- Front outdoor area
- Rear entertaining area
- Dedicated single carport
- Tenant already in place at \$360 per week

Don't miss out on this amazing investment opportunity that should definitely be on every investor's radar! Whether you're looking to diversify your portfolio or are a first-time investor eager to break into the property market, this is the perfect chance for you. Call Jayden Nichols from LJ Hooker Muswellbrook today on 0423 794 507 to book you inspection.

## More About this Property

Property ID	JHDF6P
Property Type	Unit
House Size	80 m²
Including	Air Conditioning Toilets (1) Courtyard Outdoor Entertaining

**Jayden Nichols 0423794507**  
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