






28A & B Clerke Street, Old Bar

6  3  1 

TWO FOR ONE DEAL - APPROVED DUAL OCCUPANCY

Opportunities like this are seldom found. Positioned on a prominent corner block, 28 Clerke Street, Old Bar offers two residences on a single title – a rare chance to secure a dual occupancy property in one of the area's most sought-after locations. Each home enjoys individual access and separate yard space, ensuring privacy and practicality for both dwellings.

The Main Residence (28a):

- Two storey design with three bedrooms
- Single lock-up garage
- Long term tenant who maintains the property and gardens impeccably

The Secondary Residence (28b):

- Three bedroom home (loft used as third bedroom)
- Two bathrooms
- Off street parking
- Low maintenance courtyard, ideal for modern living

Together, the properties generate a combined rental income of \$920 per week, making this a robust investment opportunity with reliable returns.

FOR SALE
\$995,000

AGENTS

Adam Stevenson
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AGENCY

LJ Hooker Old Bar Beach
(02) 6553 7133

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**

The location is hard to beat:

- Just 500m* to Old Bar town centre
- 600m* walk to Badgers Beach access
- Only 400m* to Flow Bar

With its dual-income potential, outstanding position, and strong rental history, this property will appeal to investors seeking a premium addition to their portfolio.

For further details or to arrange an inspection, please contact Adam Stevenson on 0409 607 967.

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- Approximate areas, distances, times

MORE DETAILS

Property ID	NY2F6X
Property Type	DuplexSemi-detached
Land Area	855 m2
Including	Council Rates \$3750 approx per Annum

Adam Stevenson 0409 607 967

Director/Sales Agent/Licensee in Charge |
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28B CLERKE STREET, OLD BAR

Floor Plan measurements are approximate and are for illustrative purposes only.
 Floor Plan by James Cause Photography jamescause.com

