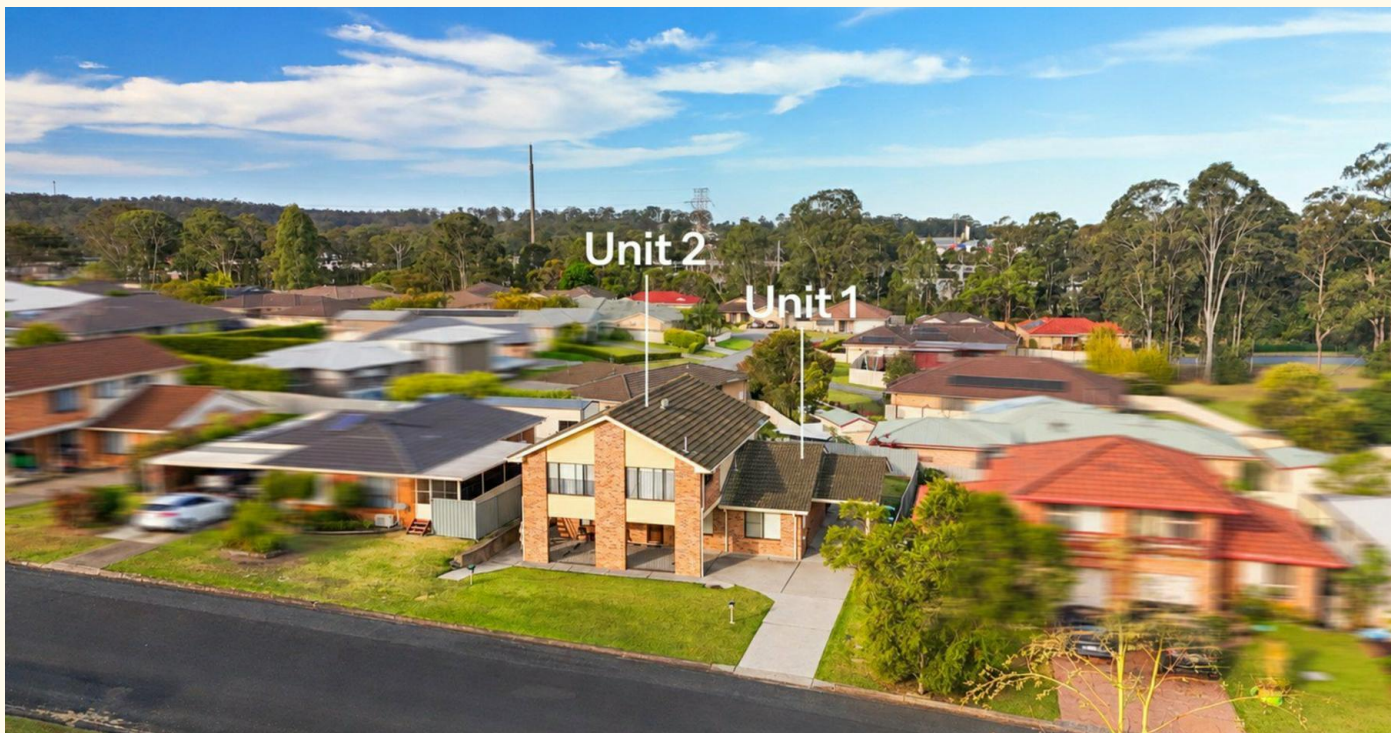


24 Fuchsia Drive, Taree

Double the Investment Opportunity: Two 3-Bedroom Units!

Whether you're looking to start your investment portfolio or expand your existing property holdings, this fantastic dual-income opportunity is one not to be missed!

Positioned in a convenient Taree location, just minutes from the CBD, this exceptionally well-maintained property comprises two spacious three-bedroom units, one upstairs and one downstairs, each offering comfortable living, generous interiors and the added benefit of established long-term tenants.

With both units currently leased at \$440 per week, the property delivers a combined rental income of \$880 per week (\$45,760 annually), making it an appealing investment with immediate returns.

Property Features:

- Two self-contained three-bedroom units, thoughtfully positioned across the ground and upper levels
- Each unit features three generously sized bedrooms, providing comfortable accommodation for tenants

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.

6 2 2

FOR SALE
\$730,000 - \$750,000

VIEW
By Appointment

AGENTS
Justin Atkins
0417 955 176
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Kelly Sawyer
0421 025 081
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AGENCY
LJ Hooker Taree
(02) 6552 1133

LJ Hooker

- Spacious living areas in both units, with plenty of room to relax and unwind
- Generously proportioned kitchens with ample bench space, storage and adjoining dining areas
- Both units include a well-maintained bathroom and separate laundry facilities
- Ceiling fans provide added comfort in selected areas of both units
- Each unit enjoys its own fully fenced rear yard, offering privacy and outdoor space
- Off-street parking is provided, including covered car accommodation
- Well maintained, presenting a tidy and appealing investment opportunity
- Situated on a 603sqm block with low-maintenance grounds for easy upkeep
- Conveniently located within a short drive of Taree's CBD, shopping centres, schools and essential amenities

Current Rental Returns:

- Unit 1: 1/24 Fuchsia Drive (Downstairs)
 - Currently leased at \$440 per week
 - Established long-term tenant
 - Lease expires February 2027
-
- Unit 2: 2/24 Fuchsia Drive (Upstairs)
 - Currently leased at \$440 per week
 - Established long-term tenant
 - Lease expires April 2027

With two established tenancies already in place, this property offers investors the advantage of immediate rental income without the need to secure new occupants. Opportunities to secure two well-maintained, three-bedroom units in one convenient location are always worth considering. Offering dual rental income, long-term tenants and easy access to Taree's amenities, 24 Fuchsia Drive presents an excellent opportunity for investors seeking to grow their property portfolio.

For further information or to arrange an inspection, contact Justin Atkins on 0417 955 176 or Kelly Sawyer on 0421 025 081 at LJ Hooker Taree.

MORE DETAILS

Property ID	1S4XF7G
Property Type	House
Including	Courtyard
	Built-in-Robes
	Fully Fenced

Justin Atkins 0417 955 176

Licensed Real Estate Sales Specialist | jatkins@ljhtaree.com.au

Kelly Sawyer 0421 025 081

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LJ Hooker Taree (02) 6552 1133

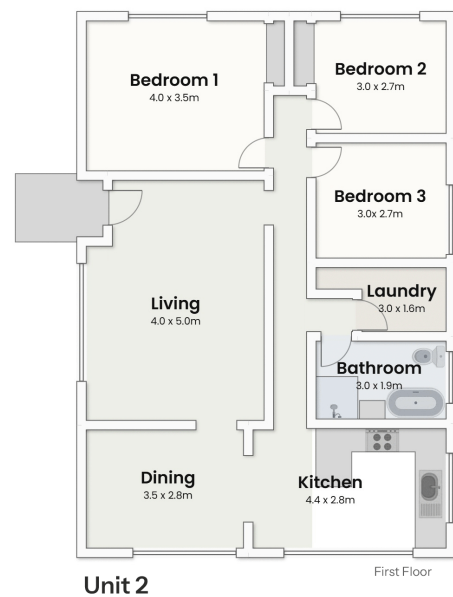
227 Victoria Street, TAREE NSW 2430

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Unit 1



Unit 2

24 Fuchsia Drive, Taree

Fixtures and measurements in this floorplan are provided as an approximate guide and for illustrative purposes only.