



15 Boston Street, Walkervale

SET AND FORGET BRICK INVESTMENT IN DESIRABLE WALKERVALE

Positioned in a highly sought-after pocket of Walkervale, this solid brick three-bedroom home delivers unbeatable convenience and long-term investment confidence. Just minutes from schools, TAFE, major shopping centres and local sports clubs, it sits in a location that tenants consistently love-making it a reliable, set-and-forget addition to any portfolio.

Inside, the home features three bedrooms (one with a built-in robe), ceiling fans throughout, a generous kitchen and dining space, and a large family room that provides plenty of room to relax. Downstairs, an additional multipurpose area offers the perfect spot for a second living zone, storage, or hobby space-adding even more appeal for tenants and future buyers alike.

Practical extras include tandem two-car garaging, an outdoor patio ideal for entertaining, full fencing, and convenient side access.

Set in a quiet, family-friendly street, this home combines comfort, functionality and long-term growth potential-an investment opportunity

3  1  1 

FOR SALE

Offer Above \$575,000

AGENTS

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AGENCY

LJ Hooker Bundaberg

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 **LJ Hooker**

that's as solid as its brick construction. Currently leased until April 2026, the property offers immediate income security while also presenting great potential for future value-adding renovations.

AT A GLANCE:

- Bedrooms: 3
- Bathrooms: 1
- Car: 2
- Ceiling Fans: Yes
- Land Size: 898m2

NOTABLE FEATURES:

- Generous kitchen and dining zone with excellent storage
- Spacious family room plus versatile downstairs area perfect for a second living space
- Tandem two-car garage offering plenty of secure parking
- Covered outdoor patio ideal for entertaining
- Convenient side access for added practicality
- Fully fenced yard providing privacy and security

DISTANCE TO FACILITIES (APPROX):

- Walkervale State High School: 600m
- Bundaberg State High: 1.1km
- Hinkler Central: 2.1km
- Bundaberg CBD: 2.8km
- Bundaberg Base Hospital: 3.8km

RATES: Approximately \$2040.00 per half year (plus water)

RENTAL APPRAISAL: \$550.00 - \$600.00 Per Week

OCCUPANCY: Currently Tenanted at \$490 Per week until April 2026

The home can only be fully appreciated upon viewing. Contact Exclusive Listing Agent, Jonathon Olsen on 0409 534 533 or Jennifer Candy on 0412 103 410 to arrange your private inspection today.

Disclaimer: LJ Hooker have been provided with the above information; however, the Office and the Agent provides no guarantees, undertakings or warnings concerning the accuracy, completeness or up-to-date nature of the information provided by the Vendor or other Persons. All interested parties are responsible for their own independent inquiries in order to determine whether or not this information is in fact accurate.

MORE DETAILS

Property ID	1U22GTV
Property Type	House
Land Area	898 m2
Including	Toilets (1)
	Fully Fenced

Jonathon Olsen 0409 534 533

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