







West End, 8 Barron Street

Exceptional Investment Property in West End Townsville.

Embrace a golden opportunity in the vibrant West End of Townsville with this exceptional investment property.

Situated in a coveted locale, mere moments from the bustling city shops and pristine beaches, this duplex is a gem waiting to be claimed.

Each residence boasts a generous 400sqm fully fenced yard, providing a secure and private oasis perfect for children's playtime or a pet's paradise.

The robust block construction of the units promises minimal maintenance, ensuring your investment remains hassle-free. Additionally, the unique solid concrete roof not only offers durability but also the potential for future vertical expansion, adding another layer of value to this already attractive proposition.

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For Sale
Offers over $499,000

View
ljhooker.com.au/31THWK

Contact
Clinton Wallis
0403 180 181
clint.wallis@ljhooker.com.au

LJ Hooker

LJ Hooker Townsville
07 44262125

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.

Unit one is current vacant, with a rental appraisal of $350 Per Week.

Unit two has been tastefully renovated, featuring modern tiles and a chic color palette that complements the striking white kitchen, setting against the sophisticated grey hues of the interior, currently rented at $310 per week.

Generating a combined rental yield of $660 per week, this property not only delivers immediate returns but stands as a promising avenue for capital growth in a sought-after suburb.

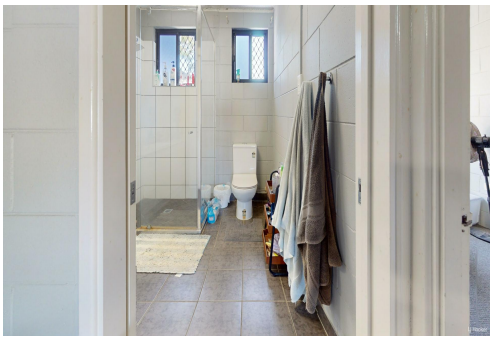
An investment in this duplex is not just a transaction; it's a strategic move towards a prosperous future.

Secure your slice of Townsville's real estate market today and watch your investment flourish.

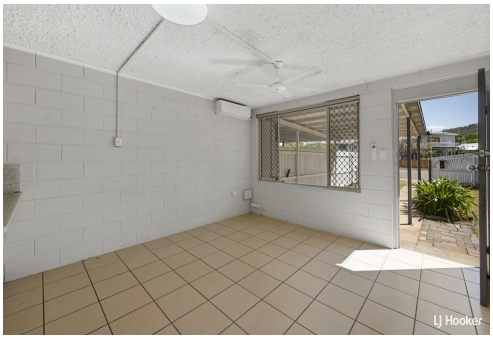
Rates - Approximately $6,772.80 p/a

Disclaimer: While all care has been taken to ensure the information provided herein is correct, we do not take responsibility for any inaccuracies. Accordingly, all interested parties should make their own enquiries to verify the information.











More About this Property

Property ID	31THWK
Property Type	House
Land Area	809 m²

Clinton Wallis 0403 180 181
Licensee | clint.wallis@ljhooker.com.au

LJ Hooker Townsville 07 44262125
Shop 18/39 Eyre Street, NORTH WARD QLD 4810
townsville.ljhooker.com.au | townsville@ljhooker.com.au

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2/8 Barron Street, West End 4810

TOTAL APPROX. FLOOR AREA 59 SQ.M

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

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