

Sold



56 Conadilly St, Gunnedah



Business Opportunity OR Investment Home

Conveniently located just a short stroll to the CBD is this tidy three-bedroom home set on a 632m² parcel of land. This property is the ideal opportunity for those looking to enter the property market. The home has been well looked after for many years and is now ready for the new owners to make it their own.

The property includes:

- Three well sized bedrooms + study
- Spacious living area with carpet throughout
- The main bathroom is conveniently located close to the bedrooms + 2nd bathroom in the external laundry
- Tidy kitchen with electric cooking
- Extensive shed with power connected
- Outdoor entertaining area

 3  2  3  673 m²

Price SOLD for
\$269,000

Property Type Residential

Property ID 1135

Land Area 673 m²

Agent Details

John Harford - 0408 607 880

Hayley West - 0492 801 494

Office Details

Gunnedah
100 Marquis St GUNNEDAH
NSW 2380

02 6742 6677

- 2x reverse cycle split systems for year-round comfort
- Minimal backyard maintenance as due to large concrete driveway

02 6742 6677



**LAKEFORD
REAL ESTATE**

The property also offers an expected rent return of \$350.00 – \$360.00pw making it a great investment opportunity with a 6.7% rental yield.

So, if you're looking to buy your first home or add to your investment portfolio, call our team today on (02) 6742 6677 but get in quick as this property won't last long.

DISCLAIMER: Whilst all care is taken with the information supplied no warranty is given and you must rely on your own enquiries.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.