

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

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Price	SOLD for \$269,000
Property Type	Residential
Property ID	1135
Land Area	673 m ²

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.

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