

Sold

12 Wywong Street, Pacific Paradise



## Easy to live in or let out

Enjoy a low maintenance lifestyle or a care free investment in a premium location. Very private and still within walking distance of everything you need.

- 3 bedrooms (2 bathrooms), open lounge/dining
- Connecting covered outdoor entertainment area
- Ceiling fans and air-conditioning, security screens
- Large/fenced 592sqm block. Internal garage
- One of the most sought after streets in the area
- Walk to shops, medical, bowls club & restaurants
- Approx 2km to patrolled beach and sand boat ramp
- 10min drive to Maroochydore CBD. Bus stop nearby
- Tenant in place, vacant possession also possible

Slightly larger than standard block means space for a pool plus plenty of fenced yard for pets and family. Generally in very good condition with plenty of potential to easily add value down the line.

Investment Information:

Current permanent rental return: \$18,200/yr (\$350/w gross)

Rates & Water Charges: Approx \$2300/yr

 3  2  1  592 m<sup>2</sup>

<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	2269
<b>Land Area</b>	592 m <sup>2</sup>
<b>Floor Area</b>	130 m <sup>2</sup>

### Agent Details

Tony Brown - 0411074022

### Office Details

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