

Sold



20 Taylor Terrace, Marcoola



## The perfect start or easy investment

This 3 bedroom brick home is bursting with possibilities. Whether you're looking for a low maintenance home or a bullet proof investment this property has plenty to offer.

- 3 bedrooms, 1 bathroom, open lounge/dining
- Connecting covered outdoor entertainment area
- Updated kitchen, good cupboard/bench space
- Tiled throughout. Fans and built in wardrobes
- Single carport + semi enclosed 2 x garage (tandem)
- Easy 400m walk to beach, shops & restaurants
- Fenced 551sqm block with room for a pool
- Drive way side access for a boat/caravan
- Under 2km to primary school & day care
- 10min drive to Maroochydore CBD. Bus stop nearby
- High demand for rental or ready to move into

Backing on to the Airfield means no neighbours behind, and just a 5 minute walk to the beach. With the market starting to turn this could be one of the last affordable walk to beach homes on the Sunshine Coast.

Investment Information:

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	2271
<b>Land Area</b>	551 m <sup>2</sup>
<b>Floor Area</b>	111.48 m <sup>2</sup>

### Agent Details

Tony Brown - 0411074022

### Office Details

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Estimated permanent rental return: \$18,720/yr (\$360/w gross)

Rates & Water Charges: Approx \$2300/yr

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