

JUST LISTED



1 & 2, 38 Davey Drive, Woombye



Portfolio Pleaser or Dual Occupancy Opportunity

This 2018-built contemporary single level duplex on an 803m² block in sought-after Plantation Rise on the outskirts of Woombye village within walking distance to town and primary school; offers a variety of options for the buyer from retaining as an investment property, living in one and renting out other, or even dual living for the extended family.

Unit 1 is the largest of the two comprising three bedrooms, two bathrooms, open plan living, galley kitchen, north-east facing covered patio, and double lock-up garage with storage and laundry facilities.

Unit 2 comprises two bedrooms, one bathroom, open plan living, galley kitchen, east facing patio, single lock up garage with storage and laundry facilities; and there is space at side to park a second vehicle.

 5  3  3  803 m²

Price Contact Agent

Property Type Residential

Property ID 2972

Land Area 803 m²

Agent Details

Matt Glynn - 0404 315 066

Lori Wyer - 0408 264 446

Office Details

Code Property Group
9/15 Nicklin Way Minyama,
QLD, 4575 Australia
07 5438 3444

code
PROPERTY GROUP

Both units have 2 x split system air-conditioning, ceiling fans, stone benches in kitchen and bathrooms, stainless steel appliances, induction cooktops, roller blinds, easy-care tiled flooring in living/kitchen, fenced grassy courtyards for children and pets to play outdoors; and unit 1 has a separate shower and bath in the main bathroom.

Each duplex is currently tenanted (see Agent for lease details) generating attractive returns. An effortless investment to add to any portfolio in an enclave that is always in demand; buyers in the investment space should take a very close and serious look at this opportunity.

If purchasing as an owner-occupier, it is simply a matter of time before you can put out the welcome mat, anchor down, and call it home. It could work really well as a joint-family investment, with the ageing parents living in one side, and the grown-up children (and possibly grand-children) in the other. There's also the option of renting one side out.

The duplex is not currently strata-titled; thus, there is no body corporate. A low maintenance building with easy to care for gardens, upkeep is relatively effortless; and there is no immediate money needing to be spent.

Located approximately a 15-20 minute walk to Woombye State School, village hub with dining, shopping, rail, historic tavern, and community bank; the convenience is exceptional. Suncoast Christian College is just a five minute drive (30 min walk over the overpass), and coast beaches are 20 minutes away.

Investor owner highly motivated to sell; if you have any interest then it is strongly recommended you enquire immediately.

- Single level duplex pair on 803m² with fenced courtyards
- Unit 1: 3 bedrooms, 2 bathrooms, open plan living, DLUG
- Unit 2: 2 bedrooms, 1 bathroom, open plan living, SLUG
- Both have private covered entertaining patios to enjoy

- Modern kitchens with stone benches & s/steel appliances
- Both currently tenanted – could also suit extended family
- Located in sought-after, leafy Plantation Rise estate
- Walk to village & primary school, 20 mins to coast beaches

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.