



**PRICE GUIDE:** \$472,000.00

Area: 622 m2

Council Rates: \$3,528.00 p.q.

## Secure DHA investment

Located in Bohle Plains, in one of Townsville's fastest-growing corridors, this well-maintained home is leased by Defence Housing and offers astute investors a great opportunity for secure tenancy at market rent which is revised yearly.

The lease term expires on 15 May 2025 with an option of a further 3 years.

Currently renting at \$500 per week and adjusted each December according to an independent professional valuation

### THE PROPERTY:

- Large rendered block and family home.
- 4 Spacious bedrooms inc the master with Built-in Robe and Ensuite.
- Two living areas including a separate lounge at the front of the home.
- Modern kitchen
- Tiled living areas
- Carpet to bedrooms
- Tiled family & meals area with double slid



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**KALYNDA PARADE**



**FLOOR PLAN ON SITE**

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.