

Villa 87 &/485 McDonalds Rd, Pokolbin, NSW 2320

\$279,000

Unit 2  2 



Hunter Valley Holiday Investment Opportunity

Located within the Pokolbin Hill Leisure Inn, this picturesque retreat set on a massive 25 acres of tranquillity offers a 2 bedroom dual key community title unit 87 & 88.

Situated in the heart of the Hunter Valley Wine Country and only a short walk to Hunter Valley Gardens, many award winning cellar doors and attractions, this long established land has outstanding potential as a holiday rental with a strong proven cash flow and profits.

Perfect setting for a relaxing and peaceful getaway. The rooms are fully furnished with lounge, dining and kitchen.

Leisure Inn Pokolbin offers all the luxuries including:

- Heated swimming pool - BBQ area
- Tennis court - Games room
- Cafe - Walking distance to local wineries, Hunter Valley Gardens

This villa has a modern fit out and is currently privately managed via Airbnb & Stayz delivering a net return of \$21,112.54 for 24/25 financial year, this makes a solid investment opportunity with plenty of upside scope.

Property quick facts:

- 2 Bed - 2 Bath - Dual Key
- Council rates \$1,898.02 pa - Strata fee \$11,158.00pa

For more information on the properties financials, a contract, video walk through and to arrange your inspection of this beautiful property please contact listing agent Bryce Gibson at LJ Hooker Cessnock today on 02 4050 6000.

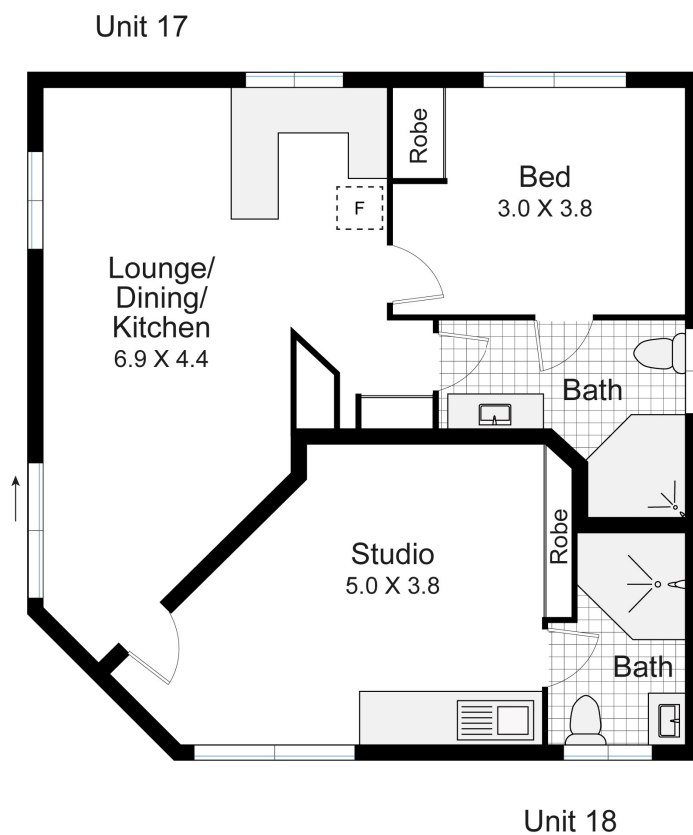
Please note: All calculations are provided in good faith. LJ Hooker Cessnock and its agents do not provide financial or investment advice.

Listed By

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Floorplan



87 & 88/485 McDonalds Rd Pokolbin

