

## 41A Glenten Way, Ferndale, WA 6148

Sold - 9/09/2020

Duplex 2  1 



### A GOLDEN INVESTMENT OPPORTUNITY with no strata fees!

It's not every day that an opportunity such as this presents itself. Here's your chance to secure not one, but two duplex halves with tenants in place earning \$230 per week. 41 A and B Glenten Way, Ferndale are on the market, each offering a well-laid out two bedroom, one bathroom floorplan with open plan living area, separate bathroom and laundry.

**Open for Inspection**

By Appointment.

However, if you're just after a smaller property to downsize into or a home with a genuine price point as a first homebuyer, then our vendor is willing to sell the properties separately as well. These exciting duplexes offer easy care living on good-sized blocks, with backyards not much smaller than many house yards.

#### 41A GLENTEN WAY FEATURES:

- \* Fixed tenancy in place until 18/01/2021 paying \$230 per week.
- \* Combined lounge and dining with contemporary wood-look flooring, ceiling fan and in-wall air conditioning.
- \* Practical U-shaped kitchen with free-standing electric cooker plus ample cupboard and bench space.
- \* Good-sized bedrooms – both with new carpets recently installed.
- \* Separate laundry with access to the backyard.
- \* Tidy bathroom with shower over a roman bath.
- \* Single carport parking offering covered entry into the home.
- \* Generously proportioned backyard with garden shed for storage.

#### 41B GLENTEN WAY FEATURES:

- \* Fixed tenancy in place until 09/04/2021 paying \$250 per week.
- \* Open plan family/dining, both with contemporary wood-look flooring.
- \* Practical kitchen with free standing gas cooker and separate pantry storage.
- \* Two good-sized bedrooms.
- \* In-wall air conditioning installed in the living area.
- \* Space-saving bathroom with shower over a roman bath.
- \* Separate laundry with an exit point to the backyard.
- \* Mango & lemon tree.
- \* Alfresco living area with pergola and easy care concrete paving.

#### Listed By

Josh Brockhurst

