

26b Glossop St, Brassall, QLD 4305

Sold - 20/09/2021

House 3  1 



Unique Opportunity - 2 HOMES ON 1030m2 BLOCK!

Potential For Sub-division - 26A & 26B Glossop Street

Open for Inspection

By Appointment.

You won't want to miss out on this unique opportunity to purchase two homes on the one block - offering fantastic potential whether you are looking to invest, move in yourself or a combination of both. Those looking to invest have the added piece of mind of dual income streams, helping ensure there is minimal down-time over the life of your investment - if one tenant needs to vacate you still have one home producing income. The property will also be well suited to multi-generational or larger families who can take advantage of the living next door to one another, while maintaining independence. Each home is fully fenced and is neat and complete with 3 bedrooms and 1 bathroom and a carport. 26A Glossop street is currently rented for \$290 per week to a long term tenant, on lease until March 2022. The second home is currently vacant and has just been renovated to include fresh carpets and fresh paint and is rent appraised at \$330 per week.

Future Potential

There is a current DA in place for the property to be split into two individual lots, allowing you to sell the homes individually in the future, allowing for further flexibility or growth. Located in the heart of Brassall, there is excellent access to the Warrago highway, and is close-by to the Brassall Shopping centre and both High Schools and primary schools.

FEATURES AT A GLANCE:

- 1/2 Two completely self-contained 3 bedroom homes on the 1 title / lot.
- 1/2 Fully fenced 1030m2 block with DA in place allowing for the block to be sub-divided.
- 1/2 Smoke alarms have been upgraded to comply with incoming legislation.
- 1/2 Dual-income streams with each home producing it's own source of rent means it is very rare the property is ever completely vacant, helping insure a steady flow of income.
- 1/2 26A is currently rented to a long term tenant paying \$290 per week.
- 1/2 26B has just been updated to include fresh carpets and fresh paint and is rent appraised at \$330 per week.

Each home includes:

- 1/2 3 Bedrooms complete with Built in Robes
- 1/2 Two way bathroom

Listed By

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