



Unit 11, 23 Elm Way, Jerrabomberra



Conveniently Located Townhouse

Set in the heart of the close-knit Jerrabomberra community, with private access to the Arcadia Drive parklands and a two-minute walk to schools and cafes, this tidy two-bedroom townhouse is a perfect buy for an investor, downsizer or a first home buyer.

This design of this townhouse blends internal and external living spaces. The open-planned kitchen, living and dining space are bright and airy, with glass sliding doors that access the north facing courtyard. They overlook lovely parkland which is like having a huge back yard.

The kitchen is recently renovated, fitted with new appliances and updated fittings and features. The bench space is great for entertaining or the quick meal for kids with an overhanging bench, providing room for stools. The two double bedrooms are spacious and are each accompanied by a built-in wardrobe. The bathroom has a large shower and bath and there is a separate toilet. The laundry has direct access to the second courtyard with a washing line, there is also access to the single carport from this space.

This property is a great investment as we currently have wonderful tenants that would like to stay on till their lease ends in July. Currently the owners are receiving the following

Income

- Rent \$425 per week

Expenses

- Rates \$460 per quarter
- Strata \$530 Per quarter.

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Price	SOLD for \$392,500
Property Type	Residential
Property ID	569

Agent Details

Ben Stevenson - 0467 046 637

Office Details

Southern NSW
South Eastern & Southern Highlands
Nsw, NSW, 2621 Australia
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EstateRealty

Features of this property include:

- Brand new kitchen
- Freshly painted throughout
- 2 x courtyards
- Gas heating in living area
- Great location, close to shops, transport and Jerrabomberra School.

If this properties location and features interest you and you'd like to know more.

Please call Ben Stevenson on 0467 046 637 or Gabbi Kalthofen on 0455 444 560 for your private inspection today.

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