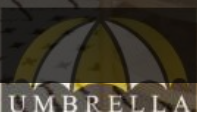


Sold



3A Stirton Ct, South Bunbury



## SOUTH BUNBURY HOME 6% RETURN ON INVESTMENT - NO STRATA FEES

SOUTH BUNBURY HOME 6% RETURN ON INVESTMENT\*!

This property is perfect for investors, first home buyers or someone looking for low maintenance living. Added Bonus NO STRATA FEES!

The home has been freshly painted offering neutral tones throughout. With ample natural light and modern features such as bulkhead ceilings, down-lights, quality fixtures and fittings.

There is a low maintenance courtyard perfect to enjoy a cup of tea in the morning or a wine in the evenings.

There is ample parking with one parking space out front and also an enclosed garage with additional storage or work space.

3 2 2 229 m2

Price	SOLD
Property Type	Residential
Property ID	982
Land Area	229 m2

### AGENT DETAILS

Celestine Pfuhr - 0435 824 123

### OFFICE DETAILS

Umbrella Realty  
1/98 Stirling Street East Bunbury  
WA 6230 Australia  
(08) 9779 9990



Potential rental income of \$500-\$530 per week. Also great for FIFO as it is lock up and leave friendly!

Location, Location, Location! Just a short 8 minute walk (600m) from the Parks Shopping Centre with popular shops such as Kmart, Coles and more. An 8 minute walk (650m) to Adam Road Primary and Newton Moore Senior School, 2km from the stunning beach (4 min drive), 1.6km to the South West Sports Centre and so much more.

Not only that a mere 40 minutes (51.6km) to Busselton Airport, Margaret River just a short 1 hour and 12 minute drive (97.6km).

To arrange a viewing please contact Celestine today on 0435 824 123.

City of Bunbury Shire Rates Approximately \$2215.49/year

Water Corporation Rates Approximately \$1260/year

Aqwest Supply Charge Approximately \$262.70/year

\* Return on investment calculated at a \$500per week rental return and purchase price of \$430,000.

Umbrella Realty would like to state that no representation or warranties of any nature within this advertisement are given, intended, or implied. Any interested parties should rely on their own inquiries. Note that this listing has virtual furniture. Images of furniture are for illustration purposes only.

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