



51/129 North Road WOODRIDGE, QLD

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### VILLA WITH 8.3% RENTAL YIELD

Investing in residential property is not rocket science! Here is the perfect example of value and exceptional yield of 8.3%, returning \$310 per week in rent.

This 3 bedroom lowset brick and tile unit is set in the gated and secure Northridge Villas complex, which is a very well established and beautifully maintained residential community comprising of 60 Villas. The jewel in the crown of this complex is a sparkling in-ground pool set amongst landscaped gardens which are all maintained to a high standard.

With a spacious lounge room with raked ceilings and an additional living space adjoining, provides flexibility for any tenant, and the new addition of a large reverse cycle air-conditioner to the living area assures the residence are comfortable all year round.

The kitchen provides ample cupboard space, is a very practical design, offering access to the rear fully fenced turfed yard.

Lowset villas are sought after and seldom come on the market!...

Do the Maths, and you will also agree, that this Villa is a sound investment in anyones books....

Associated Fees ...

Price: \$195,000



**Griffiths & Gunn**

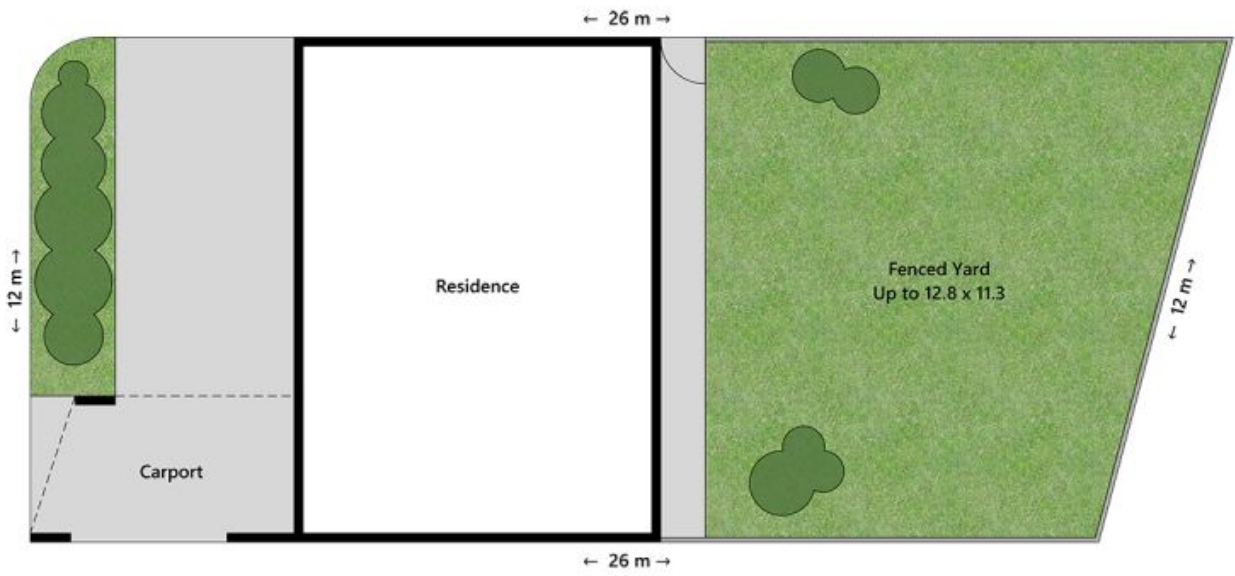
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Internal Area 86 m<sup>2</sup> | Carport Area 18 m<sup>2</sup> | Total Area 104 m<sup>2</sup>

WHILE EVERY EFFORT IS MADE TO ENSURE THAT THIS PLAN AND INFORMATION CONTAINED WITHIN IS AS ACCURATE AS POSSIBLE, IT IS FOR ILLUSTRATIVE PURPOSES ONLY AND NOT GUARANTEED TO BE EXACT. INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES.





Lot Area 299 m<sup>2</sup>

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