



6 William Street Frederickton, NSW 4 3 2

## One Home with Two Incomes in Frederickton!

Welcome to 6 William Street, Frederickton!

Nestled in the highly sought-after suburb of Frederickton, this charming residence boasts 4 bedrooms, 3 bathrooms, and a double lock-up garage on approximately a 752 sqm block.

The tastefully designed interior features a self-contained 1 bedroom flat attached, perfect for the parent's retreat, or maybe even a little extra income. The granny flat could be rented for \$300 per week and if you were to rent the front of house as well, you could be looking at over \$700 per week in rental income!

Key features of this property include:

- 4 bedrooms with built-ins
- 3 bathrooms
- Slow-combustion fire
- Double lock-up garage
- Ceiling fans and air-conditioning

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**Price:** \$575,000  
**Council Rates:** \$3,505.88/year (approx)



**Josh Wicks**

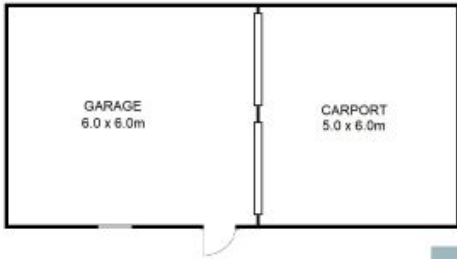
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The site plan and floor plan are not to scale; measurements are indicative in meters. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own inquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.