

\$399,000

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📍 3 Riceflower Court NINGI QLD



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Perfect Investment... Excellent Value! Built in 2010 on a 636m2 Block!

Whether you are just starting out or looking for that perfect investment, this house offers the kickoff that your property portfolio just might need! With a tenant who looks after the property like their own, with a lease in place until May 2020, and current rental income of \$345 per week, this property presents a solid income for anyone looking to invest in the Moreton Bay Region.

This spacious lowset home located in Sandstone Lakes Estate, has been built with the modern family in mind. With a well-appointed kitchen, that is central to this open plan designed home. The spacious living area, looks out to the entertaining area and child friendly backyard.

- 4 bedrooms
- Master bedroom with ensuite & WIR
- Open plan kitchen, lounge & dining area
- Gas stove & dishwasher
- Air-conditioned living area & ceiling fans
- Fully fenced
- Double remote garage
- 636m2 block
- Built in 2010
- Tenants in place until May 2020
- Currently rented at \$345 per week

Sandstone Lakes is located 3 minutes before Bribie Island and is a popular choice for growing families and retiring couples. Its design and up keep have kept it a top location for living without paying the extreme Bribie Island pricing. A huge lake sits proudly in the estate which is home to much wild life and wonderful views and walking tracks surrounding it, plenty of open space and play grounds for the kids to enjoy and local shopping which makes life just that little bit easier.

Close to all amenities, including shops, Schools, Public Transport and only 4 minutes to Goodwin Beach! This perfect home or addition to your investment portfolio is available to inspect by appointment. Please call Phillip Vaughan on 0488 800 134, to arrange an inspection.



Phillip Vaughan

Sales Consultant, QLD

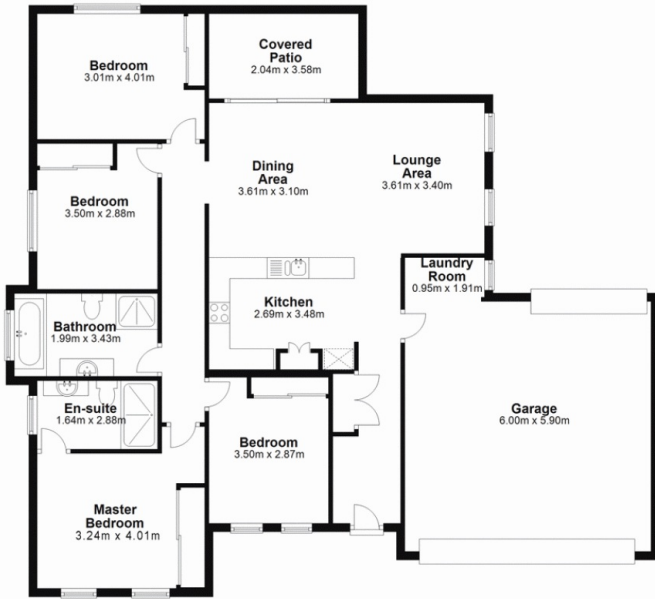
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3 Riceflower Court, Ningi, Qld 4511
Total area: approx. 156.7 sq. metres

This floor plan is not to scale. Dimensions are approximate & therefore should only be used for illustrative purposes