

**13 Garrick Street, Murgon, QLD, 4605**

**House For Sale**

Wednesday, 13 November 2024



13 Garrick Street, Murgon, QLD, 4605

Type: House

## **Investor Alert!**

Here's a fantastic opportunity to own this 4-bedroom, 1-bathroom investment property with excellent rental potential. Key features include:

Bathroom with shower over bathtub and separate toilet

Convenient downstairs laundry

Spacious eat-in kitchen

Rainwater tanks

Garden shed for added storage

Currently tenanted until April 2025, with potential rent estimated at \$350 - \$370 per week at lease renewal. A minimum of 24 hours' notice is required for viewings.

### **Prime Location:**

Centrally positioned near Murgon Showgrounds and Sporting Centre

Close to PCYC Gym

Easy access to the rail trail from the top of the street

Perfect for investors seeking a solid rental property in a desirable location!

### **Regional Highlights:**

Located in the South Burnett Regional Council area

147 km to Noosa

169 km to the Sunshine Coast

260 km to Brisbane