

**21 Menzies Street, Dysart, QLD, 4745**

**A**

**House For Sale**

Wednesday, 27 November 2024

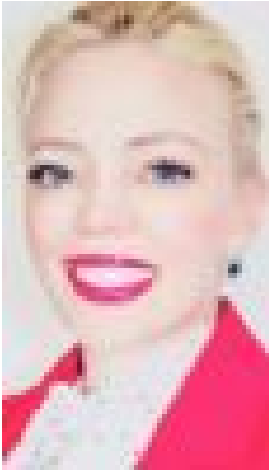
21 Menzies Street, Dysart, QLD, 4745

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 6**

**Type: House**



Josephine Potter  
0400160007

**DYSART.....**

**5 BED 2 BATH 6 CARPORT**

**WORLD ENERGY OUTLOOK REPORT**

**FOUND GLOBAL COAL PRODUCTION REACHED A RECORD HIGH LAST YEAR!**

**POWERED BY CHINA, INDIA & INDONESIA!**

DYSART now represents several coal mines and our rental yields are hitting over 10%! INVESTORS you will love this stylish and convenient 5 bedroom home. First home BUYERS there is just nothing to do! Inside you will find heaps of living space spread across a huge open plan living/dining area. There's a fantastic modern kitchen with plenty of room in the cupboards, garbage disposal, WATER TREATMENT, cutting edge implements and breakfast bar.

open plan living/dining area.

Also included with the house are 2 stunning bathrooms. One of them functions as an ensuite to the main bedroom and contains a double vanity

plus a large spa bath with twin showers. This fantastic addition makes is the epitome of LUXURY!

The interior of the home is highly attractive both in decor and layout and features air conditioning, making it as comfortable as it is stylish.

At the side exterior of the house is an excellent undercover outdoor deck area that makes for a great place to entertain or host a family barbecue.

The outdoor entertainment area comes with fans and servery bar.

The fully fenced backyard includes ample space for the kids to run around, as well as a 3 BAY POWERED SHED.

**INVESTORS INFORMATION**

\*Dysart NOW represents several Coal Mines

(BHP,THIESS,VITRINITEetc) \*Approx Council Rates \$3700/yr \*Approx

Water Rates \$200/yr

\*Approx rental appraisal

\$750/WK

\* Low set home/low maintenance

\*BLACKS REAL ESTATE DYSART OPEN 7 DAYS

\*After hour video inspections and viewings available

**PROPERTY FEATURES**

\*5 Bedrooms

\*2 Bathrooms

\*Flooring tiles/carport

\*Beautiful side deck entertainment area

\*Fully Air Conditioned & ceiling fans \*Renovated kitchen /bathroom

\*Interior freshly painted \*Open plan living/dining \*Side access

\*3 bay powered shed (7mt x 9mt)

\*Fully fenced

\*6 carports/secure parking

\*Undercover carport (6mt x 9mt)

\*Terrace balcony

Close to shops/schools

\*Take away cafe/pizza across the road

