

6 Hazel St, Rasmussen, Qld 4815



House For Sale

Thursday, 9 January 2025

6 Hazel St, Rasmussen, Qld 4815

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House



Walter Van Ruth
0478106801

Mid \$400,000's

You will be hard pressed to find a home in better condition, in this price bracket in Townsville! The property has been refreshed in recent years, with new kitchen, bathroom and flooring all updated. More recently the roof resealed and painted, new split system air conditioning in two bedrooms, hot water system and new fence for the backyard. First home buyers and families looking to break into the property market should not overlook this opportunity! Investors should expect a rental return of \$450-\$470 per week (gross). Property Features:- Solid block construction.- Airconditioned open plan living area includes the lounge and dining areas.- The modern kitchen features plenty of cupboard and bench space that comes complete with quality appliances. The kitchen also overlooks the backyard making it easy to watch the kids playing outside.- Beautifully renovated bathroom with vanity and shower over bath configuration.- Three split system air-conditioned bedrooms with fans and security screens.- The home has the added benefit of retractable security/cyclone shutters.- Single lockable car accommodation includes laundry.- New hot water system- Impressive 6x3m shed with roller door and single door access is perfect for storing tools and working on projects.- Fully security screened.- Fully fenced (new fencing for backyard) 630sqm allotment. Location Features:- Just minutes from local shops and bus stop.- Close to local schools- Only 5 minutes to Willow Shopping Centre- Only 5 minutes to Riverway Precinct. Please note All parties should make and rely upon their own enquiries in order to determine the accuracy in the information supplied. Please rely on your own inspection and investigations as the property may have changed since the photographs were taken. Nxt Gen Property bears no liability for any loss sustained due to inaccuracy or omission. Property Code: 3306