

7 Lenthall St, Boyne Island, QLD, 4680



House For Sale

Wednesday, 13 November 2024

7 Lenthall St, Boyne Island, QLD, 4680

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Atlas Corrin

PRIME INVESTMENT OPPORTUNITY IN THE POPULAR RIVERSTONE RISE ESTATE!!

If you're looking for a smart investment with a solid return, look no further! This quality 4-bedroom, 2-bathroom home is located in the highly sought-after Riverstone Rise Estate, just a stone's throw from Boyne Island and only minutes away from the stunning Tannum Sands Beach. Currently leased to a reliable tenant and a rental appraisal of \$580 - \$600 per week, this is an excellent opportunity to secure a steady rental income from day one.

AT A GLANCE:

- Modern 4 bedroom property with 2 bathrooms and a double bay garage
- Ducted Air-conditioning means this would be a popular option for any tenant
- Located in the Riverstone Rise estate of Boyne Island with parks
- Down the road from schools and shopping centres
- Rented for \$520 per week (Rental appraisal is \$580 - \$600 per week)

This spacious family home boasts 4 bedrooms, all with built-in wardrobes, ceiling fans and a ducted air-conditioning system, with the master bedroom featuring a private ensuite. The modern 2-bathroom design includes a main bathroom with a separate bathtub and shower. The floorplan combines the kitchen and dining area with the media area being separate for spending movie nights. A double garage with internal access provides secure parking.

Situated in the heart of Riverstone Rise, this home offers unmatched convenience for families. It's just minutes from Boyne Island Primary School and Tannum Sands State High School, making school runs a breeze. Major shopping options like Woolworths and Coles are only a short drive away, ensuring easy access to everyday essentials. The beautiful Tannum Sands Beach is close by, perfect for relaxing weekend outings, while the peaceful, family-friendly estate provides parks and a strong community feel.

With a current rent of \$520 per week from a quality tenant and a rental appraisal of \$590 - \$600 per week, this property offers immediate returns for investors. Riverstone Rise Estate is in high demand due to its family-friendly environment, proximity to schools, shopping, and the beach, ensuring low vacancy rates and consistent rental demand. The area is also growing, providing long-term potential for capital appreciation, making this a solid addition to any investment portfolio.

Contact Atlas Corrin today for more information on 0437 988 340.