

Sold



10 Kurrajong St, Wirrabara



## Investor Opportunity

### Low-Maintenance Property with Strong Rental Appeal

This well-maintained 2-bedroom property is perfectly positioned for investors seeking a hassle-free addition to their portfolio. With tenant-friendly features, energy-efficient upgrades, and minimal upkeep required, this property is ready to deliver consistent returns.

#### Key Features:

- **Two Generous Bedrooms:** Both carpeted, with one featuring a reverse cycle split system for year-round comfort.
- **Spacious Living Area:** Equipped with a slow combustion wood fire and reverse cycle air conditioning, appealing to a wide range of tenants.
- **Functional Kitchen:** Ample storage space with a reliable 3-year-old electric stove and range hood, designed for long-term durability.
- **Modern Bathroom/Laundry Combo:** Updated with a vanity, shower, extra storage, and a separate toilet for convenience.
- **Eco-Friendly Additions:** A large rainwater tank supports sustainable water use, and a good-sized solar system reduces energy costs—perfect for the environmentally conscious.

🛏 2 🚿 1 🚗 3 📏 2,046 m<sup>2</sup>

**Price** SOLD for \$200,000

**Property Type** Residential

**Property ID** 11292

**Land Area** 2,046 m<sup>2</sup>

#### Agent Details

Lee Jackson - 0427 440 954

#### Office Details

Port Pirie

90 Florence Street Port Pirie, SA,  
5540 Australia  
08 8633 4555



- **Outdoor Living:** Decked verandahs at the front and rear for relaxed, low-maintenance outdoor enjoyment.
- **Secure Parking:** Attached carport adds practical value for tenants.
- **Low-Maintenance Yard:** Generous space without the hassle, keeping upkeep simple and cost-effective.
- Current Rental Return of \$240 per week, council rates of approx. \$1850 per Annum.

**Don't miss this standout opportunity!** Contact **Lee Jackson** today on **0427 440 954** to arrange a viewing and secure this property for your portfolio.

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