Secure Lease in Place, Immediate Income Return

2 1 4 800m2

Positioned within walking distance to the Port Pirie town centre, this character home sits on a generous allotment and offers investors an opportunity to secure a property with fixed income through to February 2027.

Property Configuration:

- Two bedrooms
- Separate lounge
- Separate dining room
- Kitchen and bathroom
- Enclosed sleepout (office / additional living / storage)

Investment Snapshot:

- Leased at **$335 per week**
- Fixed tenancy until **February 2027**
- Approx. **$17,420 per annum** gross income
- Indicative gross yield of **~6.0%** at $289,000*

Price	SOLD for $275,000
Property Type	Residential
Property ID	12113
Land Area	800 m2

Agent Details

Lee Jackson - 0427 440 954

Office Details

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

WARDLE Co. Real Estate

External Improvements:

- Garage
- Shed
- Ample off-street parking
- Generous allotment 800m2

With a long-term tenancy already secured, this property presents as a straightforward set-and-hold investment with immediate cash flow from day one.

Disclaimer

*Rental return and yield calculations are approximate only and based on the current asking price. Figures are provided as a guide and do not constitute financial advice. Prospective purchasers should conduct their own investigations and seek independent financial and legal advice. All information provided has been obtained from sources believed to be reliable; however, neither the agent nor the vendor makes any representation or warranty as to its accuracy.

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