

SOLD



4 Yuruga Street, Mooloolaba



TRIPLE Your Income! No Body Corporate!

Triple your income when you purchase "Yuruga Place", this well-located triplex on a 805m2 block in a quiet pocket of Mooloolaba within level walking distance of the beach; a tenanted investment returning \$890 per week, with no body corporatethis screams opportunity!

Each unit is complete with two bedrooms including built-ins, bathroom/laundry combo, kitchen, spacious open plan living and dining, private fenced grassy courtyard, and single lock-up garage. The solid brick and tile lowset building requires minimal maintenance inside and out, so these popular apartments will ensure a strong investment return for many years to come.

This effortless investment in a premium beachside location is one to add to your investment portfolio, generating an income immediately upon settlement. Other options could include living in one and renting out the other two; or live in one, house the

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Price	SOLD
Property Type	Residential
Property ID	1023

Agent Details

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ageing parents in one, and rent out the third there are a number of workable scenarios to consider, depending on circumstances.

Whatever you decide, investing in a sizeable parcel of land in such a prime Mooloolaba location, will underpin your investment and put you in a strong position to benefit from assured future capital gains.

All three units are owned by same owner, thus eliminating need for body corporate fees. As the new owner you will also enjoy the benefits of this fuss-free investment generating strong returns, together with the peace of mind of knowing that at this location, occupancy rates will always remain high, as will the potential to further improve the rental return over time.

Located just footsteps to a bus stop, and a level stroll or cycle to Mooloolaba's family-friendly patrolled beach and Esplanade with its night-life and many boutique dining options; this is a highly sought-after destination not just for holiday-makers, but for lifestyle buyers and savvy investors alike.

The owner is genuinely motivated to achieve a quick sale and will consider all written offers. This is a unique offering in an unbeatable location; you cannot lose here, only gain. Secure your future today!

- Lowset brick and tile triplex on 805m²
- Fully tenanted, returning \$890 p/week
- Good, comfortable liveable condition
- One owner - no body corporate fees
- 3 x 2 bedrooms, 1 bath, 1 living, SLUG
- Each unit has fenced private courtyard
- Quiet street away from hustle & bustle
- Flat walk/cycle to beach & Esplanade
- Various options can be accommodated
- Owner highly-motivated for quick sale
- All offers will be presented today!

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