



## EVANSTON PARK - Ideal Investment

\$269,950

This fantastic low maintenance home set on 375m<sup>2</sup> is situated in the ever popular suburb of Evanston Park, walking distance to Trinity College, Starplex facilities, local shops and public transport.

The property has been tenanted for the past 15 years and is currently tenanted at \$300p/w. It would make an ideal investment property or home to live in as the current tenant will be vacating in early June. The lucky purchaser could take this opportunity to paint and redecorate as the property would certainly profit as would the owner from a little TLC and cosmetic upgrades.

Comprising of 3 bedrooms, master with WIR and adjoining the two-way bathroom. The kitchen overlooks the lounge and dining area which leads outside to the rear verandah and established gardens. External features include a 3x3 garden shed, lockable carport and side access for a boat or caravan etc. The home is also serviced by evaporative air conditioning and gas heating is available. Inspections by appointment, call today to arrange a suitable time.

RLA 249396

## Upcoming Inspections

Inspect by appointment, contact agent.

## Land Size

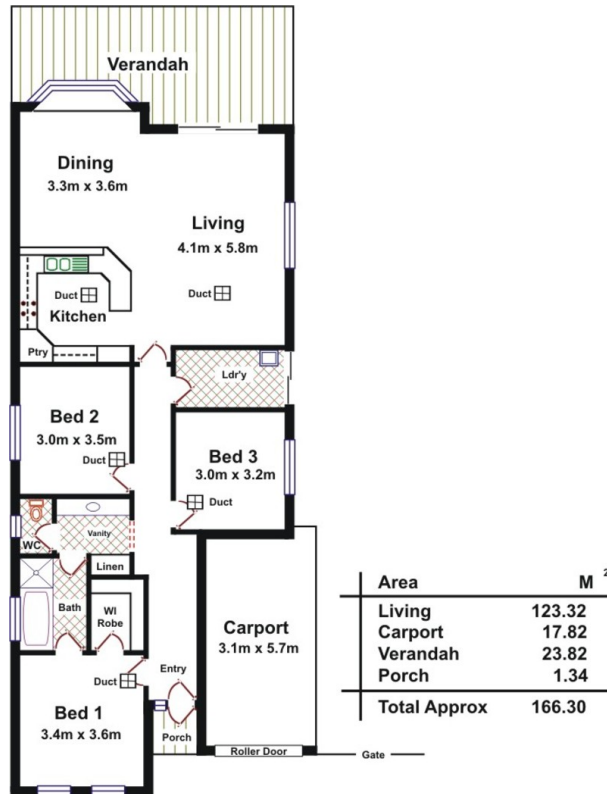
375 m<sup>2</sup>

## Kies Real Estate

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