



**17 Little Green Lane, Norfolk Island**



## Two Units - Investment Potential Close to Town

We present to you a rare investment opportunity. This 607m2 property on Little Green Lane holds two units with separate utilities (electricity, gas, water, parking) allowing for two different tenants and great return on investment.

The timber-clad exterior lends a touch of character, and large windows add brightness to the spacious interior. Everything is in place for simple and practical living. The location will appeal to tenants, being only a 10-minute walk to the town centre.

The owners have recently made considerable renovations to both units, ensuring comfort and convenience. The dwellings contain new floorboards, modern bathrooms, laundries and kitchens, and are partially furnished.

Unit A Two-bedroom, one-bathroom potentially achieves \$350 to \$400 per week rent

Unit B One-bedroom, one-bathroom potentially achieves \$280 to \$300 per week rent

Each unit boasts open plan living/dining/kitchen areas, separate bedrooms, and storage facilities including built-in robes and linen cupboards. The back door from each laundry opens onto a courtyard style clothesline.

This property enables you to think outside the ROI box. Set aside one unit for personal use and the remaining unit to generate a return on your investment. Or, rent them both for optimal return. Whichever way you look

 3  2  607 m2

<b>Price</b>	\$650,000
<b>Property Type</b>	Residential
<b>Property ID</b>	744
<b>Land Area</b>	607 m2

### Agent Details

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### Office Details

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at it, this property is a unique investment opportunity which demands closer inspection.

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