

123 Percy Davis Dr, Moruya







Investors Take Note - 2 x 3 Bedrooms Homes - 28 Acres – Dams

6 4 10 11.66ha

For investors seeking immediate dual income on a sizeable rural holding, this council-approved dual occupancy property just outside Moruya township delivers two separately leased 3-bedroom homes on 28 acres, with a combined rental return of $1,060 per week. The two residences are currently earning $530 per week each, and with tenants on periodic leases, the property can be sold with the flexibility of vacant possession if required. Set in a quiet primary production small lots zone, the property also includes three dams, two carports and substantial shedding, making it a practical income-producing asset with room to spread out.

Residence 1 offers three bedrooms, a central bathroom, kitchen, lounge and dining area, along with reverse cycle air conditioning and a slow combustion wood heater for year-round comfort. Outside, the large 15m x 8.5m shed with concrete floor and adjoining carport provides exceptional storage and workspace. Residence 2 is equally well appointed, with three bedrooms, two bathrooms, kitchen, dining and lounge areas, reverse cycle air conditioning, a slow combustion wood heater, a carport and a reasonably sized shed, plus its own private outdoor barbecue area. Both homes enjoy separate driveways and private outdoor spaces, supporting tenant privacy and day-to-day convenience.

Recent renovations to the roof, flooring and bathrooms have been completed, although they may not be reflected in the 2018 photos. Positioned just five minutes from Moruya's shopping centre and hospital, and within easy reach of Moruya Airport, pristine beaches and the river for fishing, swimming or boating, this is a rare chance to secure a strong-performing rural investment with genuine flexibility. Contact Sam on 0478 004 088 today for the full details, as properties offering this level of income and separation are tightly held.

Price	$1,500,000
Property Type	Residential
Property ID	709
Land Area	11.66 ha

Agent Details

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Office Details

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