



123 Percy Davis Dr, Moruya



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

Situated in a quiet rural area just out of Moruya is this council approved dual occupancy complex comprising of two x 3 bedroom homes plus a huge high roof shed, three dams and two carports. Currently both residences are rented at \$530.00 per week each with tenants who are willing to stay on with new leases should the purchaser desire. Tenants are currently on periodic lease so property can be sold as vacant possession. Residence 1 - 3 Bedrooms, central bathroom, kitchen, lounge, dining area, reverse cycle A/C, slow combustion wood heater, huge shed (15m x 8.5m with concrete floor and carport. Residence 2 - 3 Bedrooms, two bathrooms, kitchen, dining, lounge area, reverse cycle A/C, slow combustion wood heater, carport and reasonably sized shed. Both homes have separate driveways and private outdoor barbecue areas. Rental Income: \$530.00 per week for each house = \$1060.00 per week. Zoned Primary Production Small Lots. Please note: roof, flooring and bathroom have had recent renovations which may not be depicted in photos taken in 2018. Location: 5 minutes drive from the shopping centre of Moruya and Moruya Hospital, a short drive to Moruya Airport, several pristine beaches and the river for fishing, swimming or boating.

🛏 6 🏠 4 🚗 10 📄 11.66ha

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

Agent Details
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