

Sold

31 Carlo Road

Cooloola Coast  
REALTY

31 Carlo Rd, Rainbow Beach



Loads of potential here. Price reduced.

This ugly duckling needs some maintenance work and modernising but the potential for capital gains and rental return here is great.

The main house features three bedrooms, bathroom, open plan living and kitchen area as well as a separate laundry with a second shower plus a carport. Currently rented at \$260 per week, with current demand and some cosmetic improvements, it could be rented at \$320 per week.

The separate granny flat/unit is open plan and boasts a kitchenette, bathroom and an additional carport. With some renovations, this could be rented out separately at approximately \$200 per week.

The property is fenced on three sides, 660m2 block, has a garden shed and is only a few minutes' drive to the Carlo Point boat ramp.

Please allow at least 24 hours' notice for inspections as this property is permanently tenanted.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.

4 bedrooms 2 bathrooms 2 carports 660 m2

**Price** SOLD for \$450,000  
**Property Type** Residential  
**Property ID** 1272  
**Land Area** 660 m2

#### Agent Details

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