



## 11a Greensboro Street Hamilton East

### Modern. Guaranteed Return!

Investors this is a 'No-Brainer!' Yes guaranteed return, no down time, only a few hundred metres from the university so yes top location for students. Sunny 5 bedroom front townhouse with great views, five mature reliable tenants, modern, spacious, low maintenance, easy care and on the market for less than the RV - SO BUY NOW - or owner has decided to keep his excellent investment and sell next year for more than RV when it's returning \$650 per week!

Main features include 5 double bedrooms (2 on ground floor, 1 on 1st floor and 2 on top floor), 2 bathrooms, 3 toilets, huge open plan living area that opens out onto sunny North facing balcony, 2018 NEW dishwasher, high speed fibre and gas cook-top/oven installed in modern kitchen, Infinity Gas hot water, heat pump, great views, warm, a huge double garage with laundry and internal access.

Contact me for Information Pack, Lynda Lee: 021 309 216, 07 843 3388,

FOR SALE

\$580,000

VIEW

Sat 20 Jul 2019

2:00pm to 2:30pm

[ljhooker.co.nz/20JHQ5](http://ljhooker.co.nz/20JHQ5)

CONTACT

Lynda Lee 021 309 216

LJ HOOKER PINNACLE | ROYAL OAK

(09) 625 8007

lyndalee.hamilton@ljhp.nz or visit my website [www.lyndalee.co.nz](http://www.lyndalee.co.nz)

RV: \$590,000

Rates: \$2497-87 per annum

Present Return: \$620 per week fixed until 31st January 2020. From the 1st February 2020 earn \$650 per week, or move in and make it your home!

## More About this Property

<b>PROPERTY ID</b>	20JHQS
<b>PROPERTY TYPE</b>	Residential
<b>HOUSE SIZE</b>	187.00 m <sup>2</sup>
<b>INCLUDING</b>	Air Conditioning, Toilets (3), Close to Schools, Close to Shops, Close to Transport, Secure Parking, Terrace/Balcony

Licensed Real Estate Agents  
(REAA2008)



## LJ Hooker Pinnacle | Royal Oak - Real Estate Associates Ltd

CONTACT: Lynda Lee

EMAIL: [lyndalee.hamilton@ljhp.nz](mailto:lyndalee.hamilton@ljhp.nz)

MOBILE: 021 309 216

PHONE: (09) 625 8007

FAX: (09) 625 7512

### DISCLAIMER

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