

MAGAIN



7/6 Braydon Mews NOARLUNGA DOWNS SA

3 2 2

A great opportunity to either live in or rent out this uniquely located home, situated in this ever-popular Southern suburb with everything close by, schools, shops, public transport, and the local Southern beaches a short drive away.

This property is under NRAS (National Rental Affordability Scheme) that is well suited to first home buyers, downsizers, and investors, with an existing tenancy in place till May 2022 and would be happy to stay on should an investor purchase the property.

For those interested investors, the current rent is \$288 per week and with the \$11,000 (aprox.) per year Government payment as a NRAS rental, the gross return on investment

Type	: Townhouse
Price	: \$ 398,400
Building Size	: 127 sqm
Land Size	: 152 sqm
View	: https://www.magain.com.au/property/76-braydon-mews-noarlunga-downs-sa/8423262

[For full version visit the website](https://www.magain.com.au)

<https://www.magain.com.au>
Magain Real Estate

765 Marion Road Ascot Park SA
08 8277 1777



C|R

7/6 BRAYDON MEWS, NOARLUNGA DOWNS SA 5168

103.70 M²

INTERNAL LIVING

16.90 M²

GARAGE

2.2 M²

PORCH

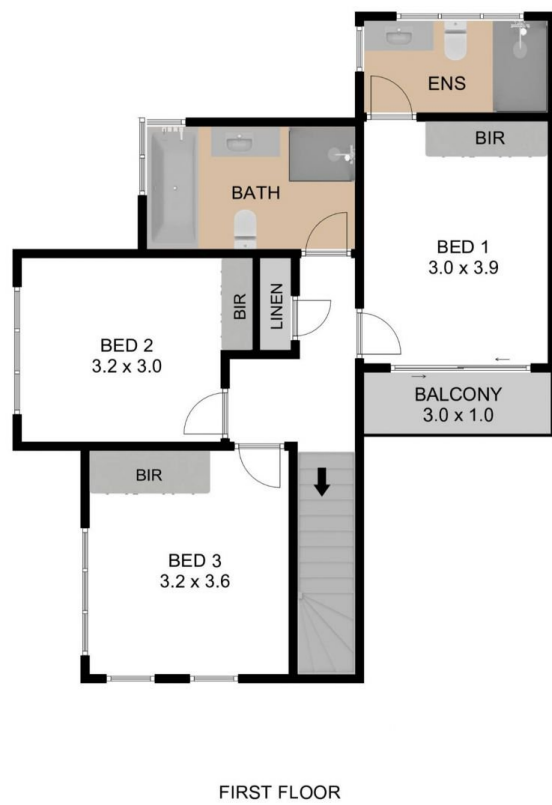
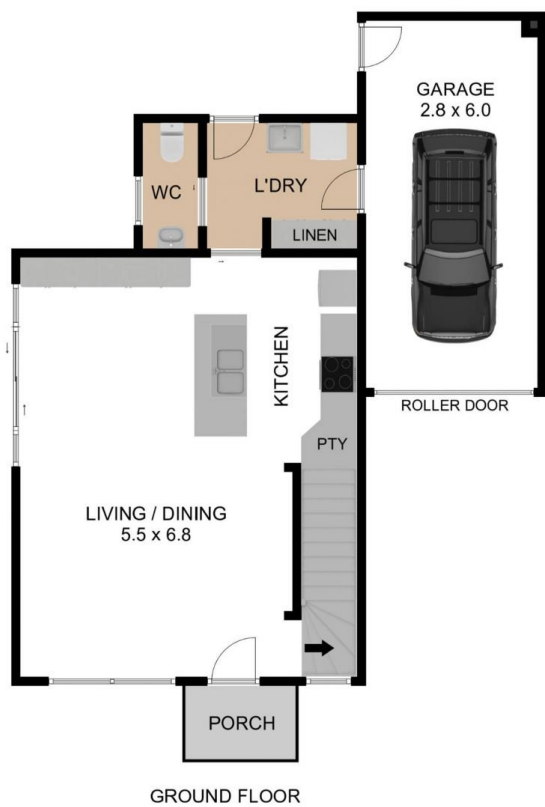
3.7 M²

BALCONY

126.50 M²

GRAND TOTAL

THE FLOOR PLAN IS FOR ILLUSTRATION PURPOSE ONLY. MEASUREMENTS ARE APPROXIMATE AND INTERNAL. NOT TO SCALE © BREP



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