



1 & 2/42 Dianella Crescent Paxton, NSW

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## Brand new build, large families & investors look here!

This impressive residence constructed by Toro homes in 2020 is extremely deceptive and has so much to offer for both families and astute investors. Located just 11km to Cessnock CBD the peaceful suburb of Paxton is a family orientated area with a semi-rural vibe. Nearby you'll find the Paxton Bowling Club, Primary School & public transport to the CBD, Maitland & Newcastle. The construction is a dual-occupancy comprising of:

- One, three bedroom, 2 bathroom, single garage home with a large, private yard. 1/42 has tenants in a lease until 28 August 2023.

Both homes have separate entrances and are each metred for power and water, making this an exceptional investment property boasting long term tenancies with a current rental return of \$920 per week! The layout and privacy of the two dwellings creates a perfect environme

**Price:** \$855,000

**Council Rates:** \$609.00 p/q

**Matthew Clarkson**

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The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on, interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.

