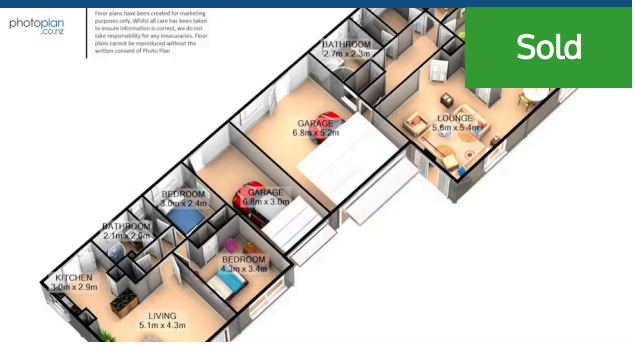
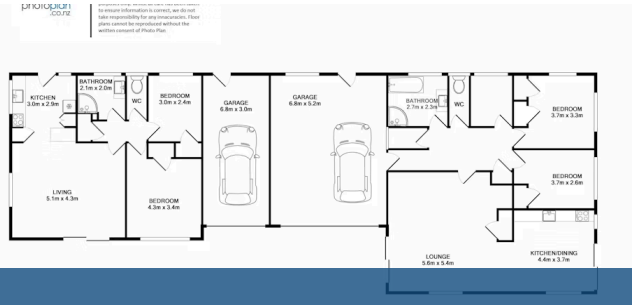
Lugtons

Your home is worth more with Lugton's







52 Hamilton Road, Cambridge

4 2

Home and Incomers/Investor Alert. Embrace the opportunity here. 2 Brick Units separated with convenient garaging - all on one freehold 701m2 site. With a little flare add your touch to increase rental income and add value. Alternatively make one a comfortable home for yourself with the added bonus of rental income off the other. Excellent location - in close proximity to the vibrant centre of Cambridge. Unit 1 - Open plan living; 2 bedrooms; bathroom; separate toilet; good storage and a single garage. Unit 2 - Open plan living; 2 bedrooms; office; bathroom; separate toilet; good storage and a double internal access garage. Rental Appraisal available. Viewing is highly recommended.

Land area	701 m²
Rateable value	$470,000
Rates	$4,404.00

