







INVESTORS! THIS IS OUTSTANDING RENT @ $800 PWK!

3 2 2 566m2

A near 6% return is hard to beat and definitely something for the investor to consider! Leased to DHA until November 2026 + 3 year option this is certainly one of the easier property investments to hold as it is nearly all managed for you. DHA manage the tenant, manage the property, and pay the rent each and every month for the entire term of the lease. You can be assured the $800 per week rent will be the minimum weekly rent you will receive for the entire length of the DHA lease term.

Muirhead is one of Darwin's exciting newer prestige suburbs with quality homes throughout. A family friendly master planned neighbourhood only minutes from the Royal Darwin Hospital, Casuarina Square and Charles Darwin University.

Investing in DHA - This property is for sale on behalf of a DHA lessor and has a DHA lease in place. Visit dha.gov.au to lean about the benefits of investing in DHA property.

- A comfortable family home with a separate living space
- Not quite 4 years old the home was completed in May 2014
- Features include three bedrooms all with built-in robes
- The children's bedrooms run off a passage way to the rear
- The master suite comes with ensuite & walk-in robe
- The galley style kitchen overlooks the dining & family space
- Cool floor tiles and Split system air-conditioning throughout
- The family bathroom features a bath and separate shower recess
- Direct access into the home from the double attached garage

Price	SOLD
Property Type	Residential
Property ID	1276
Land Area	566 m2
Floor Area	223 m2

AGENT DETAILS

Leah Gelder - 0439 886 991

OFFICE DETAILS

Darwin
74 Cavenagh Street Darwin NT 0800
Australia
08 8943 2432

Under the terms and conditions of the DHA lease DHA throughout the lease term cover the cost of most non-structural repair and maintenance and ‘Like for like’ replacement of a fixed appliance as required.

Rent: $800 per week
Lease edition: Edition 6B
Lease end date: 03/11/2026
Lease option: 1 x up to 36 months
Right to Vary: 1 x up to 12 months Reduction and 1 x up to 12 months Extension
(Note the option and right to vary is at DHA’s discretion)

In accordance with DHA regulations we advise that this property will be available for private inspection only and to prequalified buyers only. Photos are supplied under agreement by DHA and are for illustration purpose only.

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.