



### 3/21 Sapphire Coast Drive Merimbula NSW

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Currently earning a great return, this investment opportunity/ first home/ ultimate downsize is a must see today. Modernized kitchen, timber- look flooring throughout, open plan living, nothing to be done but move in and enjoy or immediately reap the rental rewards.

2 bedrooms & 1 bathroom

Modern kitchen

Separate laundry

Open style living

Single lockup garage

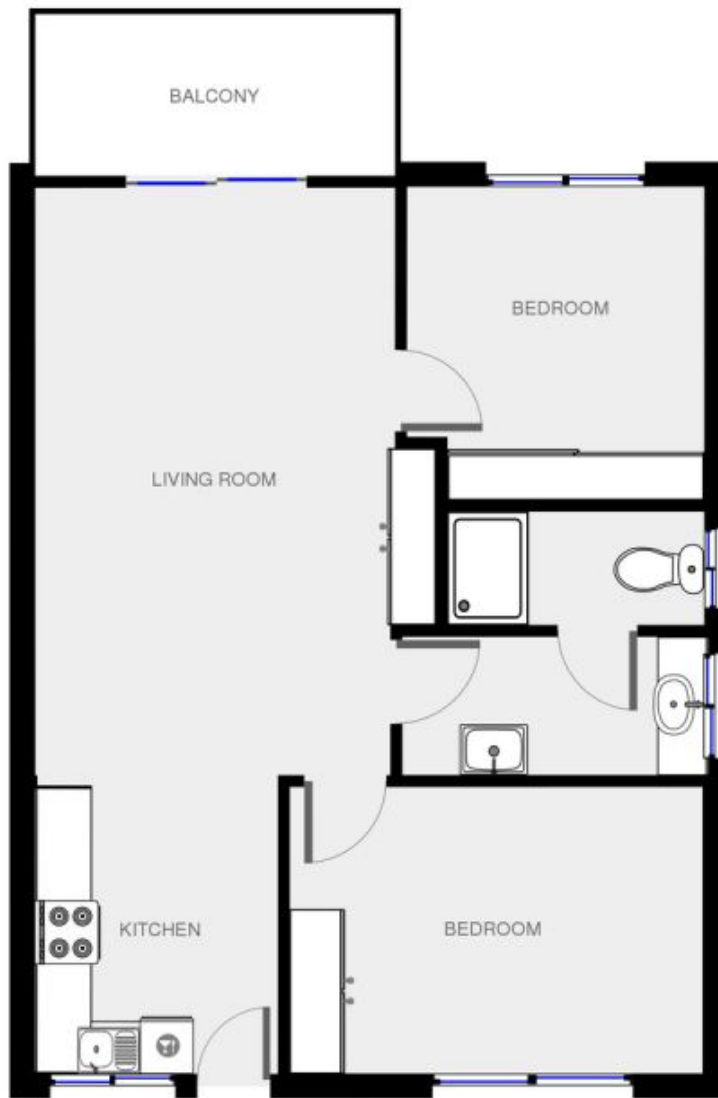
Heart of Merimbula

Solid rental return currently let at \$270 per week

**Type** : Unit

**Price** : \$ 230,000

**View** : <https://www.butterfieldproperty.com.au/sale/nsw/far-south-coast/merimbula/residential/unit/8150578>



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide to the layout of the building only.