

1/40 Fran Street, Glenroy, Vic 3046

— Rata & Co.

Townhouse For Sale

Wednesday, 15 May 2024

1/40 Fran Street, Glenroy, Vic 3046

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 248 m2

Type: Townhouse



Maria Sapkaroska
0431216785

AUCTION Sat 15 Jun 12:30pm

A great opportunity presents itself to purchase this fantastic home made up of two separate apartments. The ground floor apartment comprises of one bedroom, separate lounge, kitchen/meals area, laundry, bathroom and a single lock up garage. The unit is perfect for older kids who want some independence or for senior family members, or to rent separately for rental returns. The upper-level apartment comprises of three bedrooms with built in robes, lounge room, kitchen/meals area, central bathroom, separate laundry and a great size entertainment area. Features include gas ducted heating, evaporate cooling, timber floors, dishwasher, spa bath, terrace, fantastic views of the sunset over the valley and so much more. Within proximity to Glenroy shopping centre, parklands, schools and public transport. Whether you are a home buyer or an investor, this charming and well-situated property has huge potential and versatility and can attract a rental return of more than 5% per annum and provide additional income. This is one you cannot miss! Call for an inspection today! PHOTO ID REQUIRED Due diligence checklist - consumer.vic.gov.au/duediligencechecklist Privacy Policy and Privacy Collection Notice - rataandco.com.au/privacy-policy Material Facts - please refer to the contract of sale and vendor statement for any/all material facts. Land size sourced from land.vic.gov.au. This document has been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Rata & Co takes no responsibility for any inaccuracies. Accordingly all interested parties should make their own enquiries to verify the information, including and not limited to land size.