

4/37 WREN STREET, Altona, Vic 3018



Unit For Sale

Thursday, 25 April 2024

4/37 WREN STREET, Altona, Vic 3018

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 140 m2

Type: Unit



Peter Weaver
0403536390



Mark Thompson
0403536390

Private Sale - \$690,000 - \$735,000

This one ticks all the required boxes! Perfectly positioned, this modern (Circa 2012) single level villa unit presents an exceptional investment opportunity or low maintenance first home, within walking distance to Altona Beach, Westona Train Station, Harrington Square and the best Altona has to offer. FINER POINTS Two bedrooms both with BIR | Modern kitchen with stone benches and S/S appliances | Central bathroom | Open plan living and dining overlooking rear yard | Ducted heating and split system cooling | Single garage with direct internal access | Low maintenance gardens | Body Corp fees \$1465pa (approx.) | Currently leased and returning \$1868pcm THESE ARE YOUR NEIGHBOURS COFFEE - Just a short stroll to Birdcage for that early morning fix, 250m SHOPPING - Good Grocer - a great addition to the area - 250m EAT - Too many choices with Harrington Square only 250m and Pier St 1.3km DRINK - Bar Joliet 250m - it's ok, you can walk home! LIFESTYLE / WELLNESS - Dog Beach / foreshore a short stroll 800m EDUCATION - Altona College 500m / Altona Primary 600m TRANSPORT - A short walk to Westona Station - 200m - 30 mins to CBD... 16 kms FINAL WORD Exceptional location - between zone 1 train and the beach. Compass Estate Agents. No BS! Just honest advice and exceptional service.