

66 Market Road, Werribee, Vic 3030



House For Sale

Thursday, 25 April 2024

66 Market Road, Werribee, Vic 3030

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 560 m2

Type: House



Tony Vercher
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Syzana Gregory
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\$485,000 - \$525,000

The potential of this lovely brick veneer home will absolutely delight you! Filled with old world charm and plenty of original features, renovators, first home buyers, developers and savvy investors will be ecstatic with the opportunity to bring this home back to its former glory. Positioned on a large 560m² (approx.) allotment and less than 1km from Werribee train station, the opportunities on offer here are incredible. The possibility of subdivision (STCA) offers investors and developers a rare chance to capitalise on such a brilliant location. With beautiful hardwood timber floorboards the home features 3 spacious bedrooms, a large formal lounge with a wall heater, central family bathroom and a generous kitchen/ meals area. The backyard of this home is expansive and boasts direct drive through access creating an abundance of opportunity. Located within close proximity to Werribee train station, Werribee CBD with all its shops, cafes and entertainment, schools, Princes Freeway and Werribee River walking trails. For those savvy investors looking for a strong rental return – please note that the rent return is approximately \$400pw to \$420pw or \$21,840 per annum. Don't miss this opportunity to secure a highly desirable piece of real estate – it won't last long! Call the friendly team at Hodges Werribee to arrange your private inspection without delay. **DISCLAIMER:** All stated dimensions are approximate only. Particulars & photos given are for general information only and do not constitute any representation on the part of the vendor or agent. *Please note: Any open times displayed are current at the time of publishing but may change at any time. We recommend checking the listing prior to attending to confirm if the open home information is still current.