

# 35 Archer Street, Mooroopna, VIC, 3629

## House For Sale

Monday, 28 October 2024



35 Archer Street, Mooroopna, VIC, 3629

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**

## CENTRAL POSITION - WALKING DISTANCE TO TOWN CENTRE

This industrial-zoned 926m<sup>2</sup> block offers a unique opportunity to live and work from the same space, making it highly appealing for those looking for a versatile property. The home has been partially updated with new flooring, fresh paint, and an upgraded bathroom.

### Key Features:

**2 Bedrooms:** Suitable for a small family or individuals who want a cozy living space.

**Kitchen/Meals Area:** A functional space for cooking and dining.

**Lounge Room:** Equipped with a reverse cycle split system air conditioner for comfortable living.

**Bathroom:** Features a shower, toilet, and vanity, making it ready for immediate use.

With its industrial zoning, the property could be ideal for someone who wants to combine a home renovation project with a business or workshop (STCA). Its appeal extends to renovators, investors looking for a unique asset, or first-time homebuyers with a creative vision. Currently tenanted @ \$400/wk.