

**52 Schotters Rd, Mernda, VIC, 3754**



**House For Sale**

Thursday, 22 August 2024

52 Schotters Rd, Mernda, VIC, 3754

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Wayne Millership

0425707080

## **Development / Medical Clinic**

This near level, corner block/development site measuring 660sqm is ideally positioned in the established area of Mernda. Centrally located and just a short walk to the new Mernda town-centre which includes Woolworths and the Mernda Train Station these opportunities are becoming harder to find so act now to avoid disappointment.

With a current planning permit in place, here is an opportunity to start construction immediately. The property is to be sold with plans and permits for 3 large townhouses all with street frontage and no owners corp.

An alternative use for the property may be for medical services/clinic STCA.

The property is currently tenanted with a return of \$400pw.

If you are looking for the ideal development site or medical practice then look no further.