



1-4/21 Alexander Avenue Thomastown, VIC

8 4 4

4 UNITS - ONE TITLE

A rare and unique investment opportunity to purchase a whole block of units all on one title and sitting on a huge parcel of land approx 825m² of prime real estate.

Each unit comprises 2 bedrooms, lounge, well appointed kitchen with meals area, bathroom and onsite parking. In a position that is very desirable to tenants, just metre to Thomastown train station, spoilt for choice shopping options, the multicultural hub of both High and Station Streets strip shopping, cafes, eateries, local schools, recreational facilities and easy reach to the Ring Road Network.

With a projected rental return of approx \$54,228 per annum, this superb investment opportunity offers the astute buyer an instant rental yield/great cash flow or LANDBANK. for future capital growth with excellent scope to increase returns or the possibility to strata title or redevelopment (STCA)

Price: AUCTION SATURDAY 19TH JUNE AT 4PM



Ryan Di Natale
0418 330 587
ryan.d@lovere.com.au



Anwar Kattan
0431 169 844
anwar.k@lovere.com.au

1-4/21 Alexander Avenue, Thomastown



THE ABOVE PLAN IS AN ARTIST'S IMPRESSION ONLY, IT INCLUDES ELEMENTS THAT ARE FOR DISPLAY PURPOSES ONLY AND MAY NOT BE TO SCALE. LANDSCAPING SHOWN IS INDICATIVE ONLY. DIMENSIONS ARE APPROXIMATE.

LOVE & CO

1-4/21 Alexander Avenue

Thomastown, VIC