



6/40 Godley Street Reservoir, VIC



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## You'll be delighted

Along with the living, astute buyers will love this property. Set in a sought-after locale, it enjoys the lifestyle ease of being near St Joseph the Worker Primary School, William Ruthven Primary & Secondary Schools, transport, parklands and so much more.

Open plan living zones, two bedrooms and a kitchen linking to the meals area, this is the perfect opportunity for first home buyers looking to get established in the ever-expanding Reservoir area. Alternatively, it will make a brilliant addition to any portfolio or for someone looking to add value with a contemporary update over time.

- ? Two bedrooms
- ? Built in robes
- ? Floating floors
- ? Two-way bathroom, separate toilet



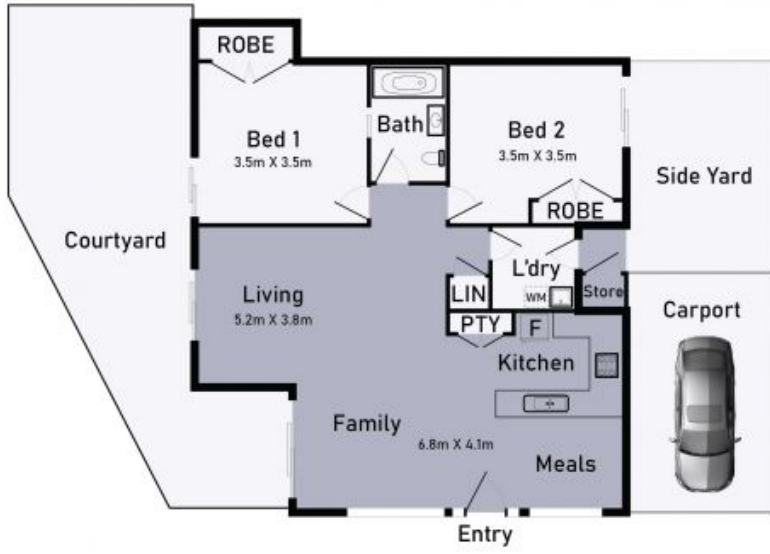
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**Price:** Auction This Saturday - \$500,000 - \$550,000

### Floor Plan



### Site Plan



## 6/40 Godley St Reservoir

\* Dimensions are approximate and for illustrative purposes only

