



141 Military Road, Avondale Heights



## A RARE OPPORTUNITY!

This is an outstanding opportunity to acquire this single level shop with large storage to rear which is perfect for those looking to convert into accommodation or further office/retail space (STCA).

Perfectly located, this high exposure shop ideal for investors, owner occupiers or developers and has two car spaces via rear lane.

Currently tenanted and returning \$18,252 per annum.

\*Land: 242m2 (approx.)

\*Floor Area: 100m2 (approx.)

\*Zoning: Business 1

\*Currently tenanted on secure lease

\*Excellent Vehicle Access to car spaces

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.

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<b>Price</b>	SOLD for \$850,000
<b>Property Type</b>	residential
<b>Property ID</b>	1545
<b>Land Area</b>	242 m2
<b>Floor Area</b>	100 m2

### Auction

Saturday 14 October, 2:00 PM

### Agent Details

David Gigliotti - +61411824854

### Office Details

Avondale Heights  
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**MCONEE VALLEY** REAL ESTATE