



173 Lygon Street BRUNSWICK EAST, VIC

Neat, "Value-Add" Opportunity in Iconic Retail Strip

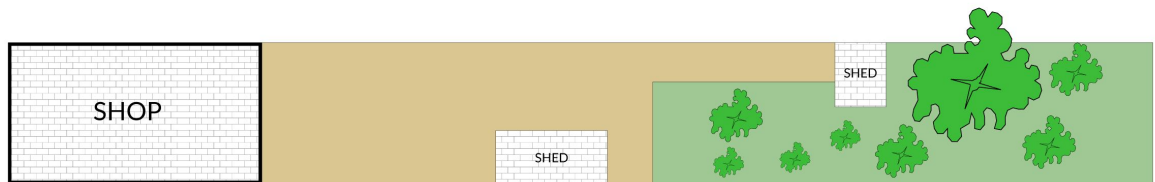
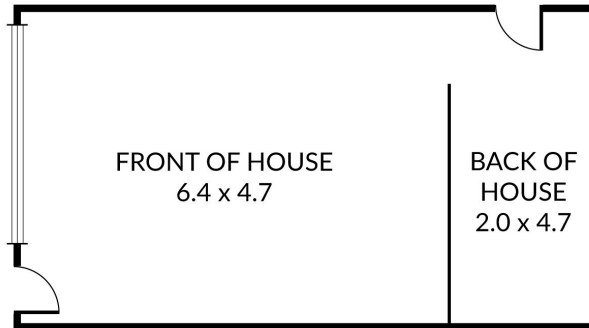
- * 245 square metres land area
- * 6.1 metre frontage to Lygon Street
- * Rear access via Christopher Lane
- * Commercial 1 zoning
- * Potential Multi-Level Development (STCA)
- * 50 square metre shop
- * Above billboard signage returning circa \$10,000 per annum
- * Well serviced by public transport, number 1 and number 6 tram only two doors up
- * Situated near the corner of Glenlyon Road & Lygon Street
- * Ample parking in nearby side-streets
- * Internal kitchenette
- * Available immediately

Asking \$1,150,000

- Type** : Development
- Sold Date** : Thursday, 9th December 2021
- Land** : 245 m2
- Building Size** : 50 m2
- Zoning** : Commercial 1

Jackson Brenchley

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NOTE: Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.