

AFFORDABLE MOONEE PONDS

Retail Freehold

736

MT ALEXANDER ROAD
MOONEE PONDS



6.67 METRES*

MT ALEXANDER ROAD











FOR IMMEDIATE PRIVATE SALE

savills

736

MT ALEXANDER ROAD
MOONEE PONDS

Rare Retail and Residential Investment with Upside

-  Two level freehold with ground floor retail and massive 3-bedroom residence
-  High profile 287sq m* landholding
-  Prime frontage to Mt Alexander Road
-  Newly refurbished retail space offered with vacant possession
-  Huge 3-bedroom apartment currently returning \$23,472pa*
-  Favourable Activity Centre Zoning
-  Potential for redevelopment or value add with a 26m height limit (8 levels*)
-  Outstanding retail location within the Moonee Ponds Junction, neighbouring the bustling Puckle Street retail and lifestyle precinct
-  Direct access to Mt Alexander Road trams, and within proximity to the Moonee Ponds Train Station
-  Moonee Ponds is fast evolving as one of Melbourne's most desired suburbs with a thriving café and culinary culture

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*Approx.



RECENTLY REFURBISHED RETAIL SPACE



NICK PEDEN
0402 011 266
NPEDEN@SAVILLS.COM.AU

MARK STAFFORD
0404 401 053
MSTAFFORD@SAVILLS.COM.AU



CAMERON ELLIOTT
0412 714 506
CAMERON@BOWALSH.COM.AU

SAVILLS MELBOURNE - THE MARKET LEADER IN THE SALE OF MELBOURNE RETAIL PROPERTY

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