



## 133 McKell Avenue Sunbury VIC

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An amazing opportunity awaits! Truly enticing and truly unbelievable. The buyer required for this property is a buyer who likes to think outside the box! If you are looking for an opportunity to maximise and improve your wealth, then look no further than 133 McKell Avenue right here in the heart of Sunbury.

The Rooming House concept is taking Victoria by storm and becoming more popular each year with many savvy buyers finding these projects to be extremely profitable with potential income of \$120,000 to \$130,000.

All 9 studios will be self-contained, including ensuites and kitchenettes, allowing tenants to enjoy their own private space, or enjoy the company of others with the addition of a communal kitchen and laundry.

**Price** : \$495,000 - \$530,000  
**Land Size** : 594 sqm  
**View** : <https://www.ypa.com.au/8011018>



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