

AUCTION
THURSDAY 19TH NOVEMBER 2015
AT 12PM ON SITE



**AN OUTSTANDING
DEVELOPMENT
OPPORTUNITY NEEDS
A SIMPLE FORMULA.**

5&7 REDFERN ROAD, HAWTHORN EAST



The logo for CVA consists of the letters 'CVA' in a bold, white, sans-serif font on a dark blue rectangular background.

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DEVELOPMENT OPPORTUNITY

5&7 REDFERN ROAD, HAWTHORN EAST

TWO ADJACENT SINGLE LEVEL COTTAGES PROVIDING AN OPPORTUNITY TO REFURBISH, OWNER OCCUPY OR DEVELOP. THE PROPERTY IS IN CLOSE PROXIMITY TO BUSY CAMBERWELL JUNCTION AND BURKE ROAD RETAIL COMMERCIAL PRECINCT.

- COMBINED LAND AREA: 384.20M2* WITH REAR CARRIAGEWAY ACCESS OF 6.4 METRES* WIDE
- TOTAL BUILDING AREA 245M2*
- FRONTAGE OF OVER 13 METRES*
- 2 EXISTING COTTAGES OVER 2 TITLES
- VACANT POSSESSION
- SUIT RESIDENTIAL, OFFICE OR MEDICAL (STPA)
- ZONED COMMERCIAL 1
- NO GST ON SALE
- 10% DEPOSIT, BALANCE 60 DAYS

MELBOURNE COMMERCIAL GROUP

ANTHONY ZULLI 0418 999 499
PETER CAMERON 0418 395 019

CVA

JARROD MORAN 0413 251 621
IAN ANGELICO 0418 336088



* Approx