

Corner Childcare Site with Permit

1 Baynes Park Road, Monbulk



**Private
Sale**

BAYNES PARK ROAD

EMERALD-MONBULK ROAD

*ARTIST'S IMPRESSION



Childcare Development Opportunity in a Central Location

1 Baynes Park Road, Monbulk

Private Sale



1,559sqm* landholding



Corner frontage totalling over 90 metres*



Permit for an 88 place childcare centre



Child (0-5 years) to Long Day Care Place ratio of 6.38 within a 10 minute drive^



High exposure corner in Monbulk's main retail area



150 metres* from the recently upgraded Monbulk Primary School

*Approximate ^GapMaps



Julian Heatherich
0412 995 655 | jheatherich@savills.com.au



Benson Zhou 周文旭
0458 488 888 | bzhou@savills.com.au



Tanya Su 苏晨
0430 302 950 | tsu@savills.com.au

savills

SAVILLS MELBOURNE - THE MARKET LEADER IN THE SALE OF MELBOURNE CHILD CARE SITES

Disclaimer: This information is general information only and is subject to change without notice. No representation or warranties of any nature whatsoever are given, intended or implied. Savills will not be liable for any omissions or errors. Savills will not be liable, including for negligence, for any direct, indirect, special, incidental or consequential losses or damages arising out of or in any way connected with use of any of this information. This information does not form part of or constitute an offer or contract. You should rely on your own enquiries about the accuracy of any information or materials. All images are only for illustrative purposes. This information must not be copied, reproduced or distributed without the prior written consent of Savills.