



OBrien Real Estate

Property profile.

PRIVATE SALE

G4/310 STATION STREET **CHELSEA**

Council Rates:	\$1,668.69 pa	Age of Property:	Built 2020
Water Rates:	\$704.32 pa	Owners Corp:	\$5,608pa approx. PH. 03 8531 8100
Rental Return:	\$610 - \$650 pw	Price Range:	\$700,000 - \$770,000
Land Size:	TBA	Terms:	Prefer 45-60-90-120 Days 10% Deposit

Home Features: 2 Beds, 2 Bath, 1 Living, 1 Study, 2 Toilets, Euro Laundry, 1 Garg, Large Courtyard

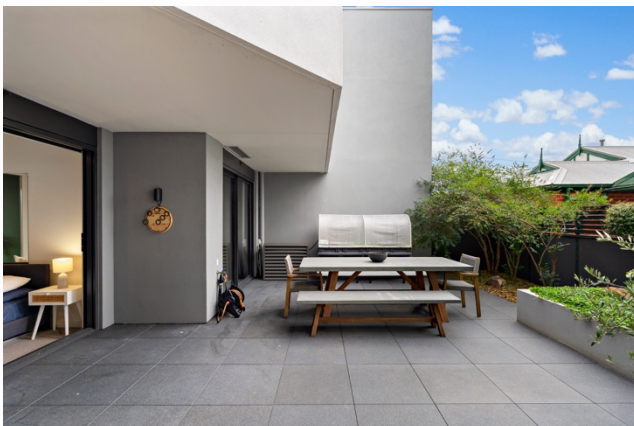
Fixtures & Fittings: Metres from the bay, ground floor apartment, privacy coverage, timber floors, open plan living, stone topped kitchen, quality appliances, ceiling height stacking doors, north facing courtyard, premium carpets, fitted office, split system air conditioning, intercom entry, European style laundry, storage cage, close to schools/transport/shops/beach

Local Schools:	St Joseph Primary School	1.2 Km
	Chelsea Primary School	1.8 Km
	Mordialloc College	4.2 Km

Local Shops:	Woolworths	1.2 km
	Chelsea Village	1 Km
	Edithvale General Store	700 m

Public Transport:	Chelsea Station	800 m
	Bus Stop - Route 902	100 m

Beach:	Edithvale Beach	350 m
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