

MORTGAGEE SALE

**PERMIT
APPROVED**

179 | GLADSTONE STREET
SOUTH MELBOURNE



ARTIST'S IMPRESSION

FOR SALE VIA PUBLIC ON-SITE AUCTION,
THURSDAY 30TH JUNE 2016 AT 12.30PM

CBRE VICTORIAN
DEVELOPMENT
SITE SALES



PORT MELBOURNE
MEDIAN HOUSE PRICE
\$1,300,000

SOUTH MELBOURNE
MEDIAN HOUSE PRICE
\$1,280,000

↙ SOUTH MELBOURNE MARKET 800M*

HIGH CAPITAL
GROWTH
SUBURB (13%*
IN PAST 12
MONTHS)

↙ MELBOURNE CBD / SOUTHBANK / CROWN ENTERTAINMENT COMPLEX 1.5KM*

179
GLADSTONE STREET
SOUTH MELBOURNE

- Outstanding boutique permitted South Melbourne development site
- Permit approved for 16 apartments and retail tenancy over seven (7) levels designed by award winning architects Jackson Clement Burrows
- Exceptionally positioned only 500m* to Bay Street Retail, Food & Lifestyle Precinct, 800m* to South Melbourne Market and Clarendon Street Activity Centre.
- Immediate access to public transport (Light Rail) providing access to Port Melbourne Beach (1.5km*) and Melbourne's CBD (2.5km*).
- Proximate to newly planned rail line for nearby Montague station.
- Outstanding development opportunity, permitted & ready to go complete with Endorsed Plans and Consultants Reports!
- Mortgagee Sale

FOR MORE INFORMATION, PLEASE CONTACT THE EXCLUSIVE SALES AND MARKETING AGENTS:

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*Approximately. The information in this document is general in nature and is a guide only. It does not take into account your individual circumstances. Before acting you should check the accuracy of the information and seek your own independent financial and legal advice. The information must not be relied upon to make any investment decisions. The principal and its agent will not be liable for your failure to verify the information or seek appropriate advice.