



### 107 Duke Street Sunshine VIC

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An exceptional entry point in to the ever popular Sunshine central market. This well sized corner allotment of 348m<sup>2</sup> will appeal to first home buyers, investors looking for a ready investment or savvy operators looking for a work from home site utilising the excellent exposure on the corner of Duke & Hertford Road.

Refreshed and ready with a spacious floorplan of 3 large bedrooms, spacious kitchen with ample cupboard storage, adjacent to a comfortable open living and dining area and central bathroom with adjoining laundry.

The freshly painted home features solid timber floors, high ceilings, built in robes, tandem carport surrounded by a newly landscaped garden with generous space to entertain.

With a prime location on the corner of Duke & Hertford

**Land Size** : 348 sqm  
**View** : <https://www.douglaskay.com.au/sale/vic/we-st/sunshine/residential/house/7134660>



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Whilst every attempt has been made to ensure the accuracy of this floorplan, measurements of doors, windows, rooms and any other items are approximates only. The producer or agent cannot be held responsible for any errors, omissions or misstatements. This plan is for illustrative purposes only and should be used as such.