



**4/10 Myers Street Sunshine West VIC**

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Ticking all the boxes this is an outstanding opportunity for first home buyers looking to capture government incentives, owner-occupiers and savvy investors.

Move in or keep as a low risk investment. The property is currently leased to a brilliant tenant for \$350 per week to 29th September 2023. Note current market rent states \$380 per week approx.

The property comprises of two bedrooms with BIRs, open plan kitchen with meals area, central bathroom, carport, close to schools, shops and transport.

Features include alarm system, wall to wall carpets in bedrooms, down light fittings, split systems air-conditioning, stainless steel gas cooking stove, caesarstone bench top, dishwasher and water tank.

**Price** : \$ 390,000  
**Land Size** : 126 sqm  
**View** : <https://www.douglaskay.com.au/sale/vic/west/sunshine-west/residential/unit/7601689>



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