



## 86 Sydney Parade Geelong VIC

2 1 1

Conveniently located within the hospital precinct and on the doorstep of the CBD is this neat weatherboard home with loads of potential. Consisting of lounge with gas heater, two bedrooms, an updated kitchen and study/storage area. Previously utilized as office space this property has great exposure with the opportunity to renovate further or develop to maximise the prime position. With rear access from Myers Street and within the Residential Growth Zone, this property presents many options for the astute purchaser/investor.

AUCTION TO BE CONDUCTED ONLINE  
BIDDERS WILL BE REQUIRED TO REGISTER

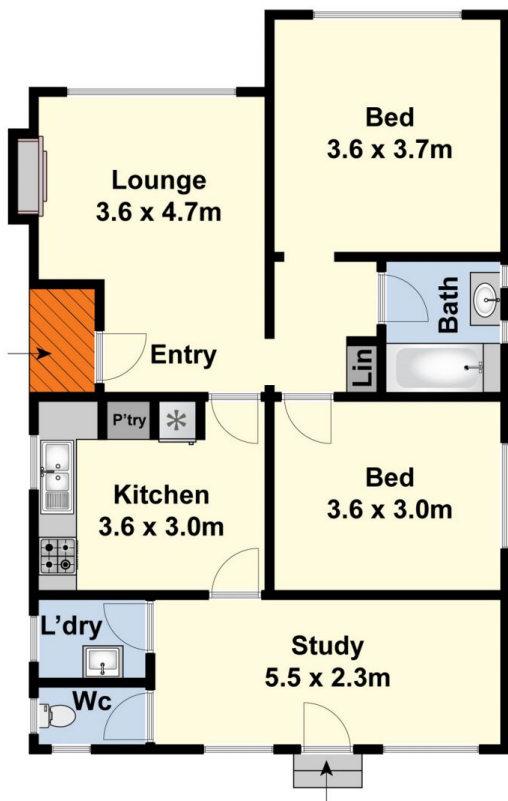
**Type** : House  
**Price** : \$ 560,000  
**View** : <https://www.maxwellcollins.com.au/sale/vic/geelong-district/geelong/residential/house/7456932>



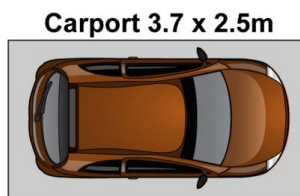
**Lois Wilson**  
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**Eugene Carroll**  
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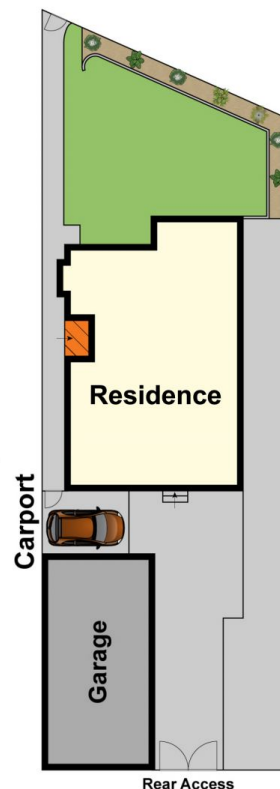
Ground Floor



(Not In Position)



(Not In Position)



Site Plan