



## 1205/4 Joseph Road Footscray







## Well-Located and Charming Footscray Apartment!

Perfect for owner-occupiers, professionals, or savvy investors, this modern one-bedroom apartment delivers the best of both worlds - effortless living and strong investment returns - just 5km from Central Business District of Melbourne.

With an estimated gross ROI of over 6% per annum, this property offers a rare blend of lifestyle appeal and financial performance in one of the fastest-growing inner-west precincts in Melbourne.

Why You Will Love It

- 1) Effortless, low-maintenance living
- 2) Prime riverside position with urban convenience
- 3) Move in immediately or lease out with excellent rental returns

A truly rare opportunity to secure a charming, well-located apartment offering both lifestyle comfort and enduring investment value in the thriving inner west.

Price \$385,000 - \$410,000

Type Apartment Land 55m<sup>2</sup>

Water \$737.04 per year

Council \$309.91 per quarter

Strata \$618.70 per quarter

Web ID 1P1708



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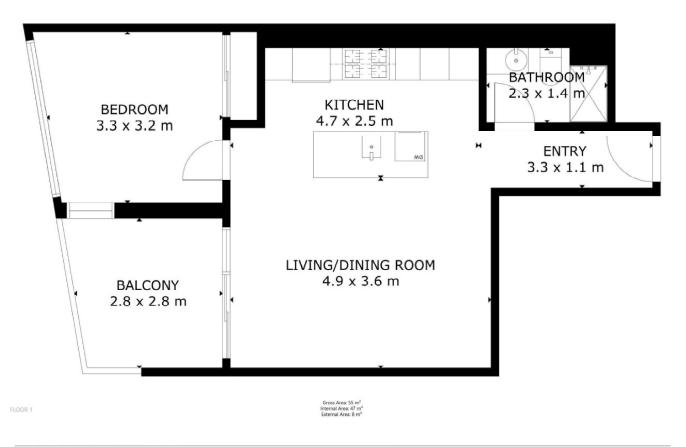


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Disclaimer: "Sizes and dimensions are appropriate. Actual may vary."

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