



## Glenroy, 1/30 W heatsheaf Road

Low-Maintenance Living in the Heart of Glenroy 1/30 W heatsheaf Road, Glenroy

Perfectly Positioned for Lifestyle, Comfort, and Investment Return

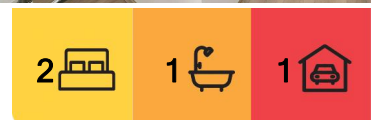
Perfectly positioned for lifestyle and convenience, this charming 2-bedroom villa unit presents an exceptional opportunity for first-home buyers, downsizers, and savvy investors alike. Nestled in a boutique block, this light-filled residence blends practicality with potential in a highly sought-after location.

Ideal for both investors and owner-occupiers —currently leased at \$1,825 per month on a flexible month-by-month tenancy, offering the perfect balance of immediate rental return and future move-in flexibility.

Recently updated to reflect a fresh and modern look, the property has been meticulously maintained and is in excellent condition throughout-ready to enjoy from day one.



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



**For Sale**  
\$465000-\$5480000

**View**  
By Appointment

**Contact**  
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**LJ Hooker Rowville**  
**(03) 9132 5118**

Step inside to a spacious open-plan living and dining area, complemented by a well-equipped kitchen with ample storage. Two generous bedrooms with built-in robes are serviced by a combined bathroom and laundry. The neutral interior provides a versatile canvas ready to suit any style.

#### Key Features:

- \* Freshly renovated with modern interior finishes
- \* Two well-proportioned bedrooms with built-in robes
- \* Bright and spacious open-plan living zone
- \* Functional kitchen with freestanding cooker
- \* Combined bathroom and laundry with bathtub
- \* Single off-street car space
- \* Front unit with private entry and garden aspect
- \* Move-in ready with excellent presentation throughout

Located within walking distance to Glenroy train station, local shops, cafes, parks, and quality schools, this villa unit delivers low-maintenance living in an ultra-convenient setting. Whether you're starting out, scaling down, or building your investment portfolio, this is an opportunity not to be missed.

Enquire now to arrange a private inspection —properties like this don't stay available for long!

## More About this Property

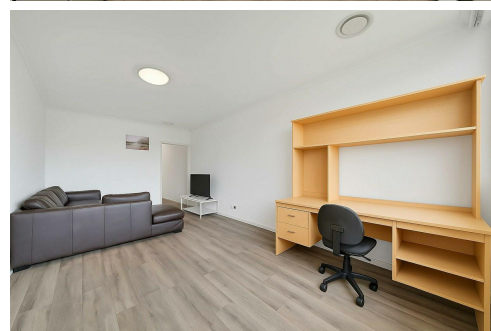
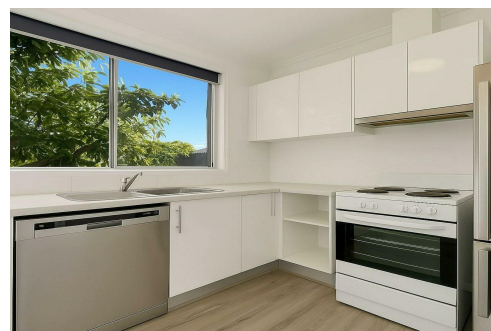
<b>Property ID</b>	2NNHWN
<b>Property Type</b>	Unit

**Yannie Hou 0416 868 512**

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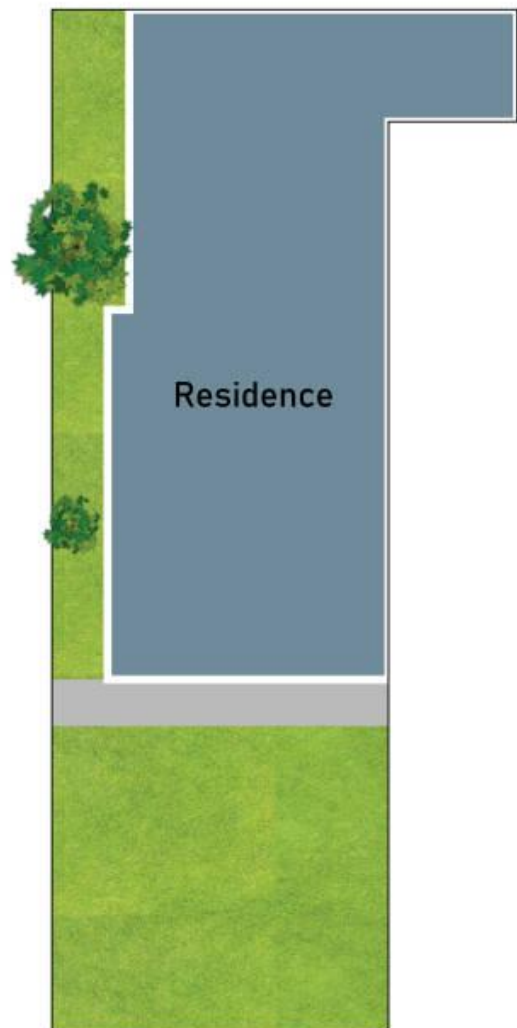
## Floor Plan



Carspaces

(Not In Position)

## Site Plan



# 1/30 Wheatsheaf Road, Glenroy

\* Dimensions are approximate and for illustrative purposes only

