






Unit 4/22 Gray Street, Swan Hill

## 2 Bedroom Unit

The two bedroom unit across the courtyard has the benefit of a view across to the racecourse and presents the opportunity to occupy the property or yield a great income flow, currently \$260 per week. A very tidy, low maintenance complex of only four units on an elevated site

2  1  1 

**FOR SALE**  
\$260,000

### AGENTS

John Monahan  
0427 292 965  
jmonahan.admiral@ljhooker.com.au

### AGENCY

LJ Hooker Swan Hill  
(03) 5033 1331

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.



## MORE DETAILS

Property ID                    JHUFCF  
Property Type                Unit

**John Monahan 0427 292 965**

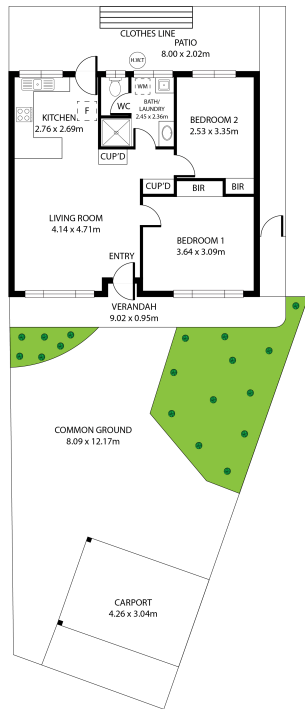
Licensee | [jmonahan.admiral@ljhooker.com.au](mailto:jmonahan.admiral@ljhooker.com.au)

**LJ Hooker Swan Hill (03) 5033 1331**

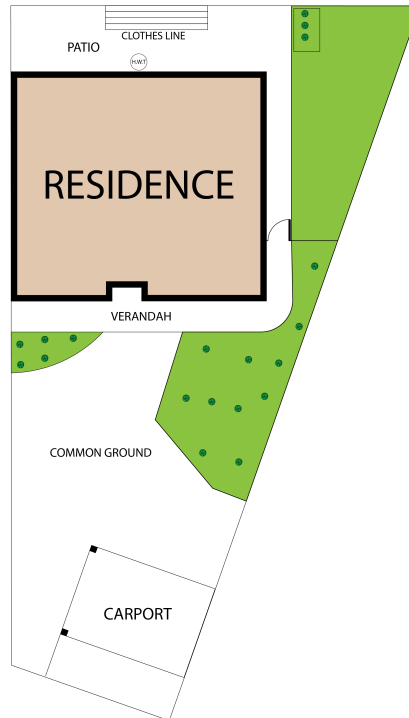
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FLOOR PLAN



SITE PLAN

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

TOTAL LIVING AREA:	(54m <sup>2</sup> )
CARPORT:	12m <sup>2</sup>
COMMON GROUND:	55m <sup>2</sup>
PATIO:	17m <sup>2</sup>
TOTAL SIZE:	138m <sup>2</sup>

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