

Sold

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BY AARON MEGAW



116 Waterloo Rd, Trafalgar



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Ditch that workshop space you've been renting and reduce your costs and travel time by working from home. Live comfortably in this 4 bedroom home and walk out of your back door to work in the massive 30m x 12m workshop complete with all abilities bathroom. Alternatively keep the lease going with the current long-term tenant. Currently tenanted at \$250 per week on a month-to-month lease.

Zoned Industrial and sitting on a large approx. 1215m2 allotment, this property would be suitable for a multitude of uses and would be perfect for a Tradesperson, Collector or automotive enthusiast.

Other features include,

- Gas heater in lounge and a mix of timber floorboards and carpet throughout the home
- Main & 2nd bedroom featuring BIR's
- Large level allotment
- Garden Shed
- Close to all town amenities
- Impressive 30m x 12m workshop fit for many uses

All this only a stone's throw from Trafalgar's town centre. Jump in now to secure this rare work from home opportunity.

Call Strzelecki Realty now on (03) 5633 2858 or (03) 5127 1333!

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	1477
<b>Land Area</b>	1,215 m <sup>2</sup>

**Agent Details**

Aaron Megaw - 03 5633 2858

**Office Details**

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**Strzelecki Realty**

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