



8/64 Wellington Road CLAYTON

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## Location! Location! Location!

Fantastic opportunity to secure this delightful residence in the best location of Clayton. Located opposite Monash University Clayton, within walking distance to public transportation. Easy access to Clayton train Station, Clayton Shopping districts, MCity and IKEA Shopping Centres and Monash Medical Centre, you cannot ask for a better location.

This BV apartment situated on the first floor and at the back of building complex has a large living space opening to spacious meals and kitchen area with ample cupboards space, comfortable with split air-conditioning system all year around.

Two generous size bedrooms with built in robes, central bathroom, separate toilet, large balcony and double car spaces on title.

It's perfect for first home buyers or investors.

Currently leased @\$370/PW

Photo ID Required

Body Corp fee: \$1,368/PA

Council Rate: \$521.15/PA



**Thu Le**

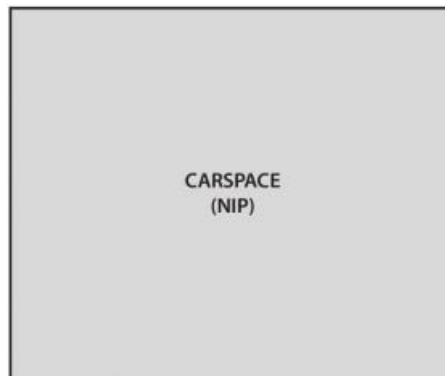
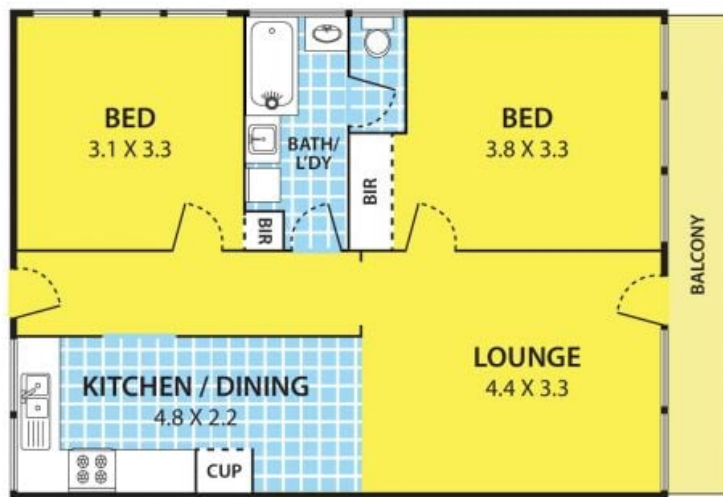
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**Nora Man**

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**DISCLAIMER:**

Please note plans are indicative only and not drawn to exact scale.  
All dimensions are approximate