



18 Westernport Road, LANG LANG, VIC 3984

PROMINENT MAIN STREET EXPOSURE.

Offered to the market for the first time in 42 years, this tightly held commercial property represents a standout opportunity for investors and owner-operators alike. Held by the same family for over four decades, the vendors now advise it is time to move on.

With a long and proven trading history as a motor mechanic and more recently operating as a car dealership - the only dealership in Lang Lang - the property demonstrates strong local demand and ongoing commercial relevance.

Positioned in a prime, high-exposure location and benefiting from rear laneway access, the site provides two separate entry points, ideal for vehicle movement, deliveries, customer access, and operational efficiency.

Well suited to investors seeking a securely positioned commercial asset, or owner-operators looking to establish or expand their business, this property offers flexibility for continued automotive use or alternative commercial pursuits (STCA) in a tightly held township location.

Disclaimer: Whilst every care has been taken in preparing the above information, it is to

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

TYPE: For Sale

INTERNET ID: LNP3743

SALE DETAILS

\$550,000 - \$580,000

CONTACT DETAILS

Bunyip
1, 1-3 Main Street
Bunyip, VIC
03 5629 5329

Ray Cullen
0429977313

be used as a guide only. Please refer to the appropriate legal documentation to complete your due diligence.

- Land Area 763.00 square metres
- Bedrooms: 1
- Bathrooms: 1
- Car Parks: 10
- Floorboards



