



### 36 Panonia Road Wyong NSW

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Set upon a large 1416m<sup>2</sup> (approx.) lot and positioned in a top location on the East side, within walking distance to the heart of town this property is a highly desirable piece of Wyong Real Estate. Welcome to 36 Panonia Road, Wyong.

Boasting a current income of \$710 per week and plenty of room to improve, this unique property has been divided into 3 separate flats all under the one roof and offers a great opportunity for the investor to improve and maximise their rental yield.

Unit 1 is currently returning \$240 per week and offers 2 bedrooms, 1 bathroom, a living area and kitchen.

Unit 2 is currently returning \$250 per week and offers 1 bedrooms, 1 bathroom, a large living area and kitchen.

**Price** : \$ 830,000  
**Land Size** : 1416 sqm  
**View** : <https://www.coastwidedfn.com.au/sale/nsw/central-coast-region/wyong/residential/unit/7790679>



**Adrian Simpson**  
02 4353 1999

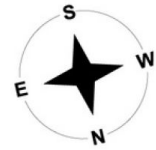


**David Manuelle**  
02 4353 1999

<https://www.coastwidedfn.com.au>

We sell, rent and manage Real Estate, Residential, Lifestyle and Commercial across the Central Coast

# 36 Panonia Road, Wyong



**Total Approx Floor Area 154.75 Sq.m**

Measurements are approximate. Not to scale. For illustrative purposes only. Boundaries are approximate.

## SITE PLAN

