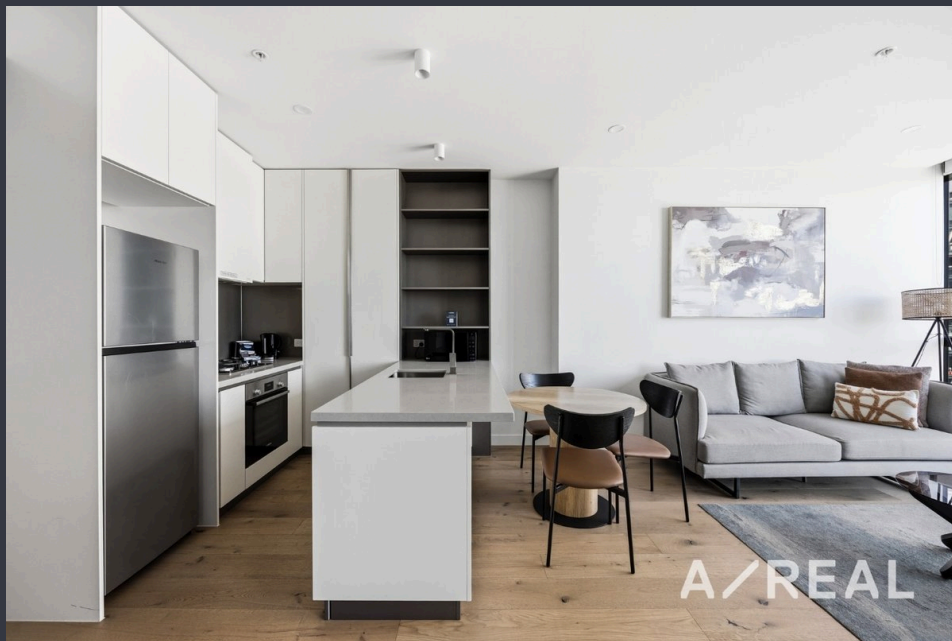


## High-Yield CBD Investment – 8%+ Rental Return in the Heart of Melbourne



For Sale

1208/301 King Street, Melbourne VIC 3000



\$425,000-\$465,000

## For Sale

1208/301 King Street, Melbourne VIC 3000



### High-Yield CBD Investment – 8%+ Rental Return in the Heart of Melbourne

High-Yield CBD Investment – 8%+ Rental Return in the Heart of Melbourne

Positioned in one of the most convenient pockets of the CBD, 1208/301 King Street, Melbourne presents an exceptional opportunity for savvy investors seeking strong returns and long-term growth.

This well-appointed 1 bedroom, 1 bathroom apartment offers low-maintenance living combined with an impressive rental yield of 8%+, making it a standout performer in today's market.

Situated within the sought-after Melbourne CBD, the property enjoys immediate access to everything the city has to offer. From world-class dining and shopping to seamless public transport options including Melbourne tram network and Southern Cross Station, convenience is second to none.

The apartment features:

- Spacious bedroom with built-in robes
- Light-filled open-plan living and dining area
- Functional kitchen with quality appliances
- Modern bathroom
- Secure building with lift access

Perfectly suited for investors, this property offers:

- Stro...



## Aaron Tan

Sales Executive

0421 247 332

03 8686 8388

[aaron.tan@areal.com.au](mailto:aaron.tan@areal.com.au)



## Keith Chan

Sales Executive, Auctioneer

0410 234 188

03 9818 8991

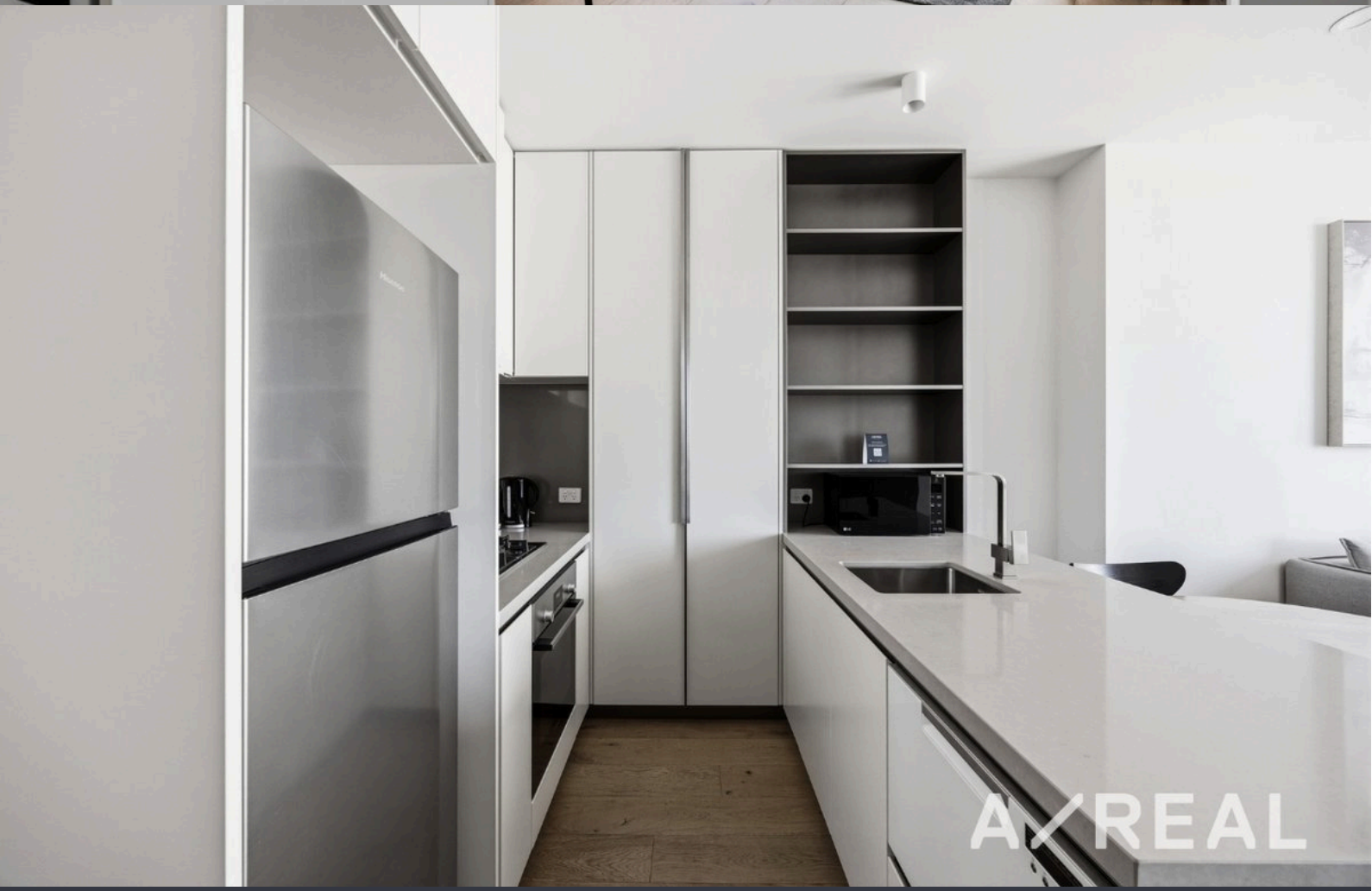
[keith.chan@areal.com.au](mailto:keith.chan@areal.com.au)



A/REAL



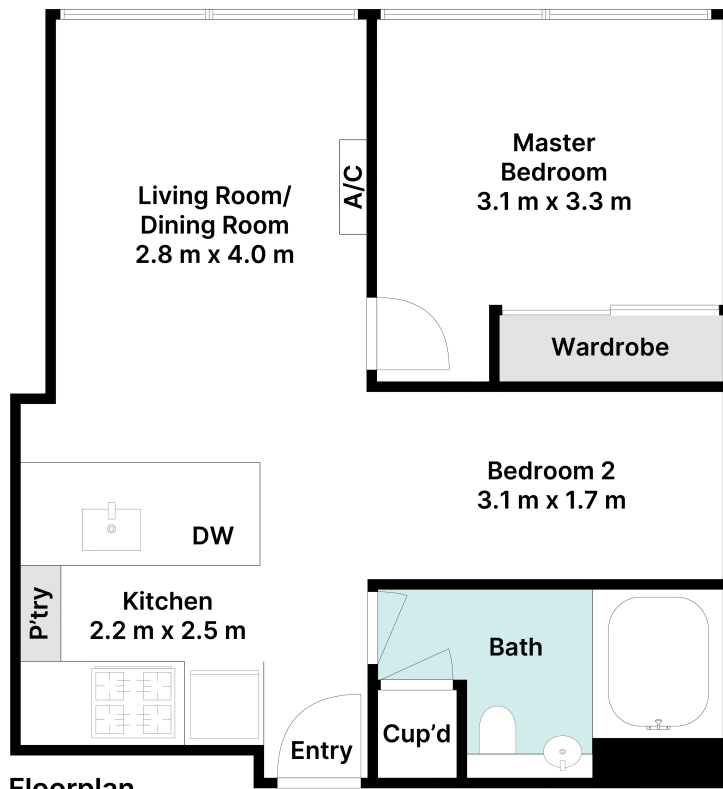
A/REAL



A/REAL



A/REAL



Floorplan

## BOX HILL

Suite 3.4, Level 3, 990 Whitehorse Road, Box Hill. Victoria 3128 | 8686 8388

## HAWTHORN EAST

33 Camberwell Road, Hawthorn. Victoria 3123 | 9818 8991

## MELBOURNE CBD

Level 7, 99 Queen Street, Melbourne. VIC 3000 | 9818 8991

## NORTH

Suites 4 & 5, Level 1, 494 High Street, Lalor. VIC 3075 | 03 9436 0888

## POINT COOK

Entrance C4, Level 1, 2 Main Street, Point Cook. VIC 3030 | 8686 8338

## SOUTH MORANG

29 Gorge Road, South Morang. VIC 3752 | 8804 5888

[info@areal.com.au](mailto:info@areal.com.au)