12 LUCIAN AVENUE, SPRINGVALE, VIC, 3171









SOLD

UNTAPPED POTENTIAL ON 968M2 (APPROX.)

Presenting an opportunity that comes few and far between is this excellent 968m2 (approx.) flat beauty situated on General Residential Zone 3 (GRZ3) land and tucked away conveniently between Warner Reserve and a local shopping strip.
This location prides itself on the very best of what Springvale has to offer with Springvale Train Station and Springvale Shopping Centre accessible in under 1 kilometre as well as an additional short commute to Monash University Clayton, Waverley Gardens Shopping Centre, Chadstone & The Glen Shopping Centre, Springvale Home Maker Centre and nearby access to major highways.
Held for over 60 years, this well-maintained brick home offers a practical three bedrooms/one bathroom layout, an additional bungalow and lock-up garage with front and rear access via a laneway which would provide a fantastic foundation for future renovation or easily be tenanted out. For the astute buyer looking to maximise on its re-development potential then consider a multiple subdivision on the block (STCA).

This prime piece of real estate has a long list of possibilities to capitalise on for the lucky purchaser so secure yourself an appointment today by calling Andrew Lawrence on 0432 279 165.

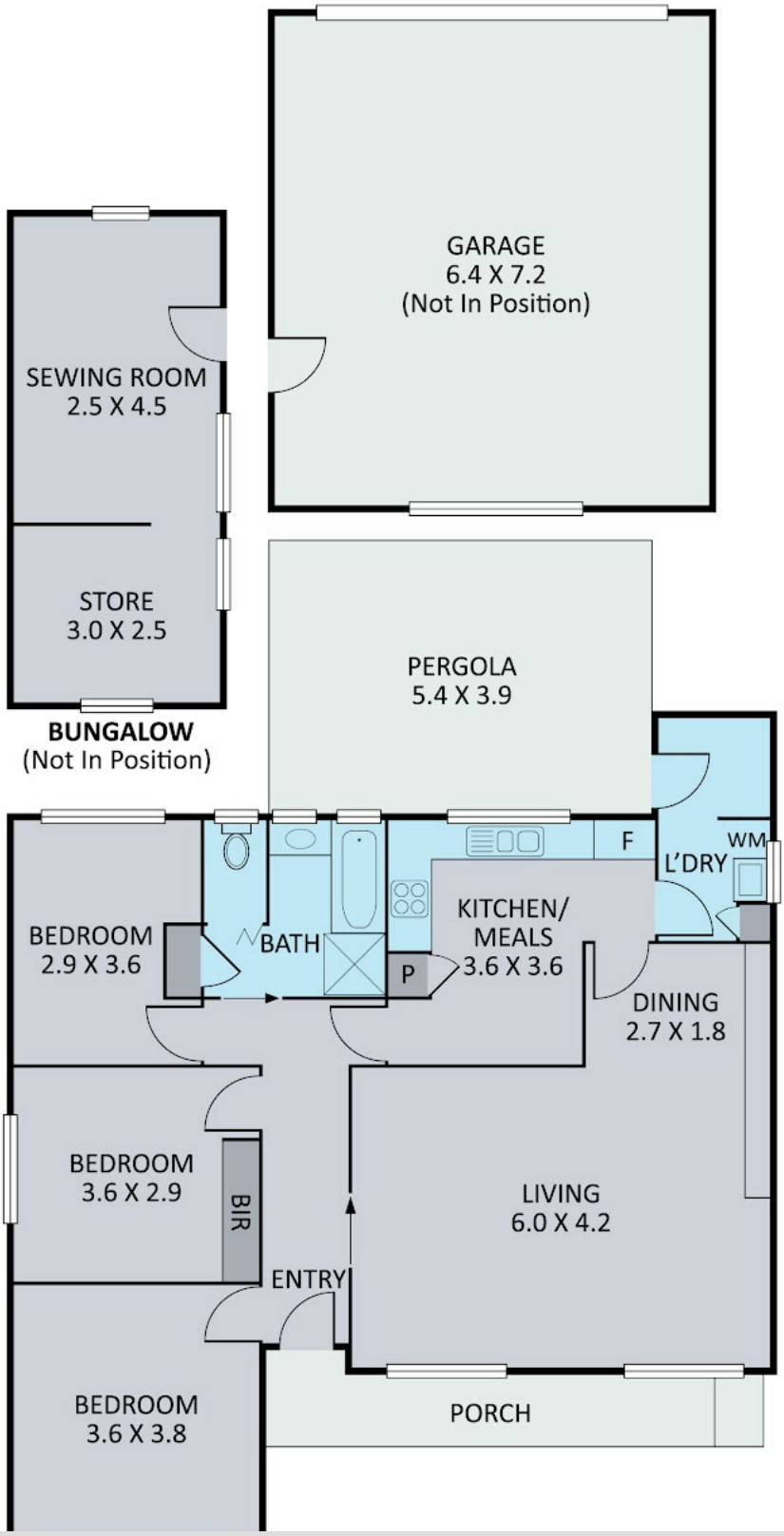
3 BED | 1 BATH | 2 CAR

PRICE:
$1,135,000

OPEN FOR INSPECTION:
N/A



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Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

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