



**SOLD**

## READY FOR AN EXCITING NEW FUTURE

Nestled in a highly desirable pocket, this single-level home on a near level 585m<sup>2</sup> is bursting with impressive options.

Ripe for renovation this original brick home has great bones and is a fantastic opportunity to realise its exciting potential, or design and build your brand new dream residence in this prized location. (S.T.C.A.)

Boasting generous proportions offering 3 robed bedrooms, well appointed kitchen adjacent to expansive open plan dining which flows into a sun filled lounge room, original bathroom, separate W.C. and more.

Other features include gas ducted heating, reverse cycle A/C, double garage and fully fenced backyard. Supremely located ensuring a life of complete convenience, the home is located within the Orchard Grove Primary School and Forest Hill College catchment areas. (S.T.S.A.) Minutes from Forest Hill Chase Shopping Centre, 24 hour Burwood One Shopping Centre, buses and Blackburn Station.

BE QUICK TO INSPECT THIS CLASSIC BLACKBURN SOUTH BEAUTY. CALL BILL NOW ON 0419514276 FOR INSPECTION TIMES

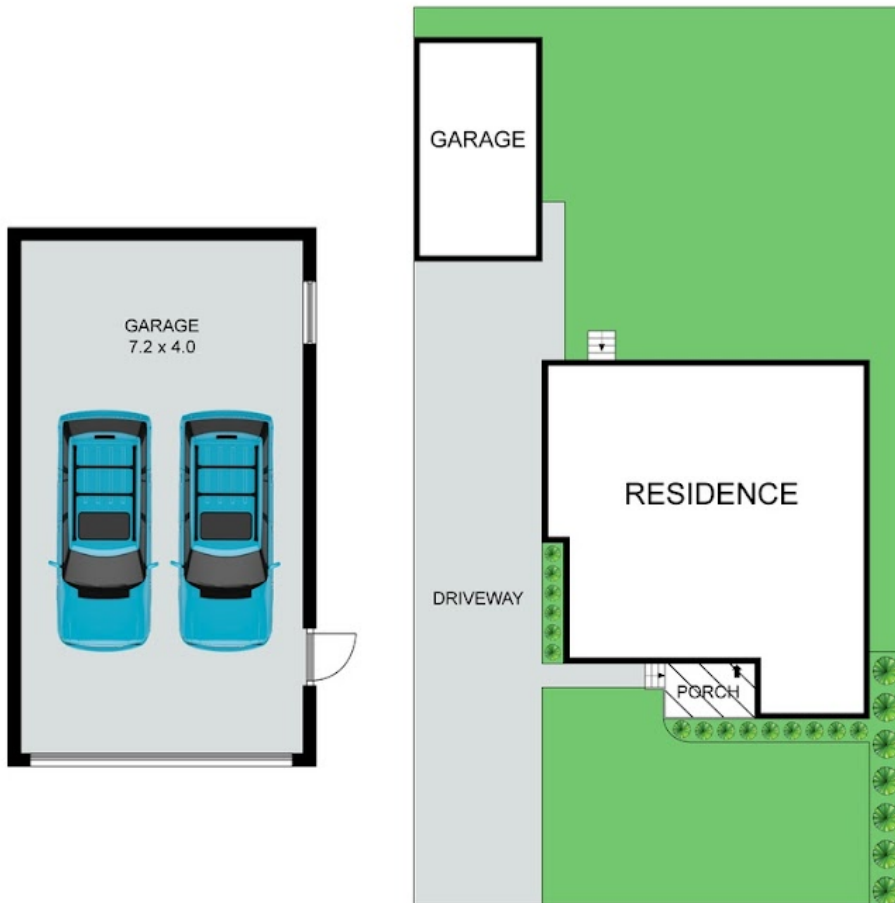
**3 BED | 1 BATH | 2 CAR**

**PRICE:**  
\$1,125,000

**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.

11 Bond Avenue, Blackburn South

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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.



