39 ERICA AVENUE, ST ALBANS, VIC, 3021









SOLD

IMMACULATE FAMILY HOME WITH HUGE DEVELOPMENT POTENTIAL IN A PRIME ST ALBANS LOCALE

Sitting proudly on a generous 610m² (approx.) allotment, nestled in one of St Albans' most sought-after pocket, the property offers exceptional street appeal and a practical floor plan suited to modern family living. This property provides Development Opportunity (STCA), a rare and exciting opportunity for first home buyers, investors, and developers alike.

With its wide frontage and rectangular block, the property is ideally suited for a multi-dwelling development or potential dual occupancy, subject to council approval. Especially, this property offers excellent rental investment - high return yield as it has 6 bedrooms.

Property Features:

6 spacious bedrooms with built-in robes

Bright and airy formal lounge with large windows

Open-plan kitchen and meals area with ample storage

2 baths including Central bathroom + separate toilet and laundry

Split-system heating & cooling for year-round comfort

Roller shutters for added security and privacy

Large undercover entertaining area perfect for gatherings

Self-contained bungalow – ideal as a teenage retreat, home office, or rental income

Wide side drive leading to a secure garage + extra parking

6 BED | 2 BATH | 3 CAR

PRICE:
$870,000

OPEN FOR INSPECTION:
N/A



Dannie Tran
0413778119
dannietran@atrealty.com.au
Danni Tran Profile @realty



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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