



**SOLD**

## COMFORTABLE FAMILY LIVING WITH LAND, POTENTIAL & PRIME CONNECTIVITY

239 Stud Road, Dandenong North

Positioned in a well established and highly convenient pocket of Dandenong North, this well-maintained family residence offers comfortable living, functional spaces, and excellent future potential, all set on a rectangular allotment of approximately 545sqm.

The property enjoys service lane access, providing practical entry and added flexibility, while remaining close to everything this sought-after location has to offer.

Inside, the home presents a practical and family-friendly layout featuring three good-sized bedrooms, serviced by a central bathroom with a separate bath and shower, along with the added convenience of a separate toilet. The spacious lounge is filled with natural light and is complemented by gas ducted heating and air conditioning, creating a comfortable and welcoming environment year-round.

### Kitchen & Living Zones

The kitchen and meals area is designed for everyday family living, featuring gas cooking appliances and a dishwasher. This functional space flows seamlessly into the meals area, making it ideal for daily use and relaxed entertaining.

### Outdoor Space & Parking

Step outside to a large enclosed backyard, offering ample room for children, pets, or outdoor enjoyment. A single lock-up garage provides secure parking and storage, with convenient access via the service lane.

### Development Opportunity (STCA)

Set on an approximately 545sqm rectangular block, the property also presents potential for subdivision or redevelopment, subject to council approval. This adds further appeal for buyers seeking land value, investment potential, or future development opportunities.

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

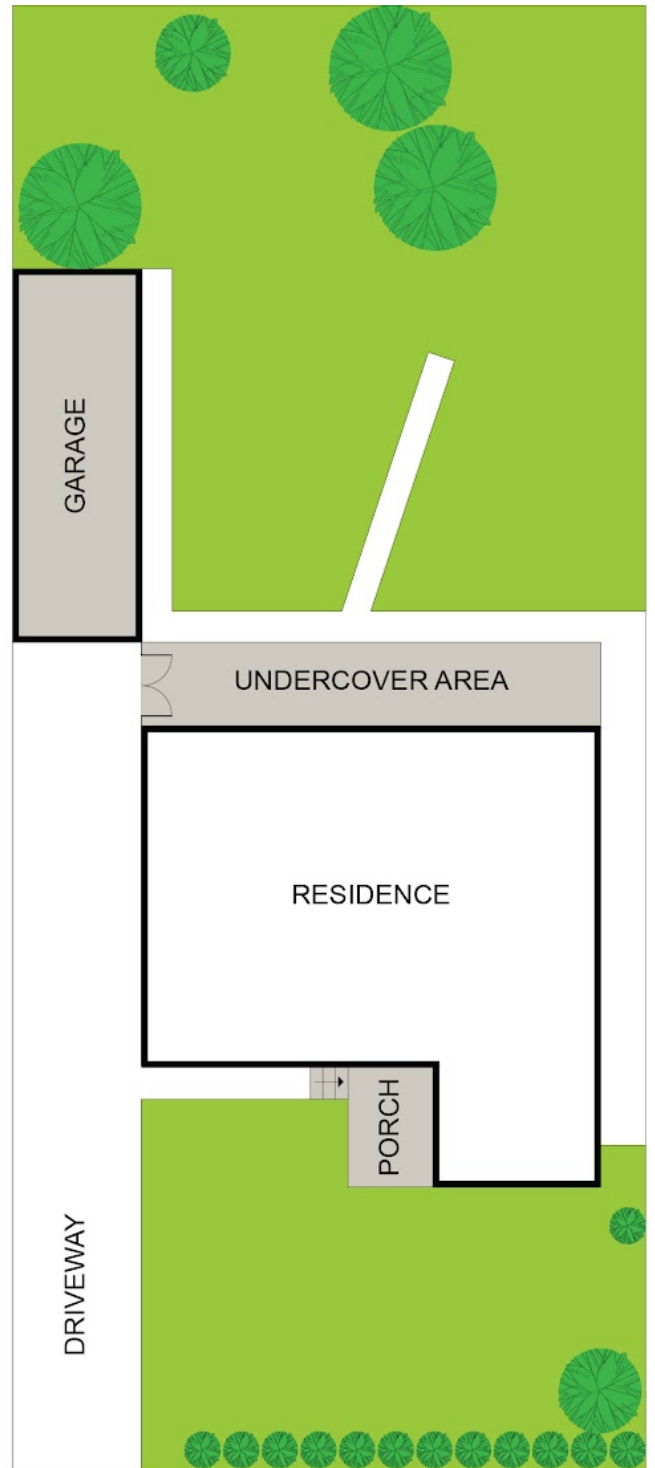
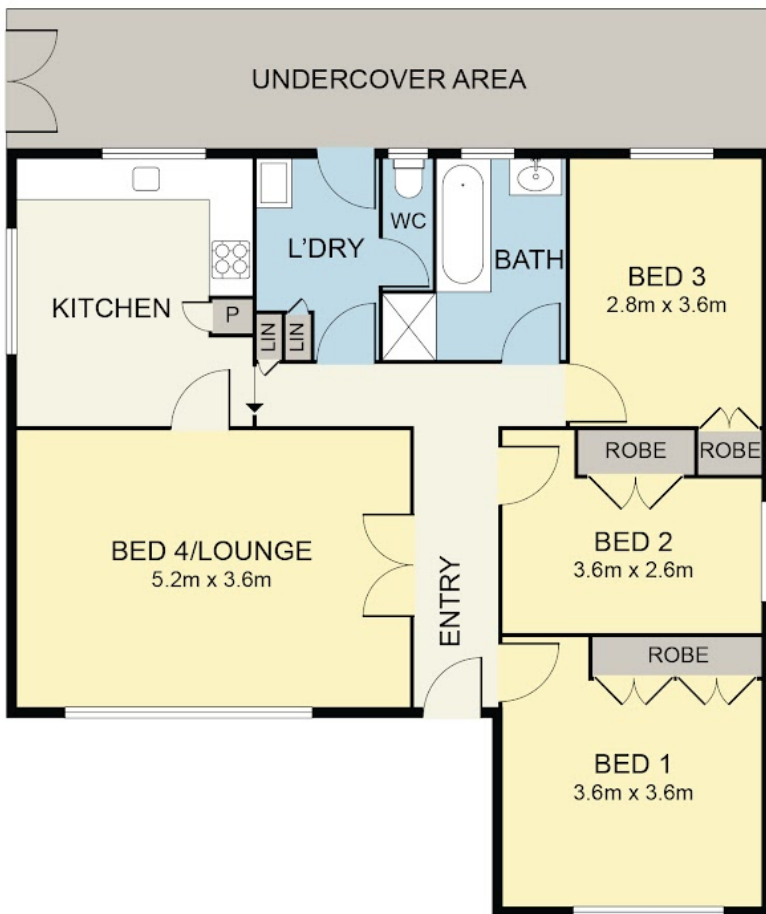
**PRICE:**  
**\$750,000**

**OPEN FOR INSPECTION:**  
**N/A**



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SITE PLAN

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.

DISCLAIMER

PLANS SHOWN ARE MARKETING PURPOSE ONLY. ALL DIMENSIONS ARE APPROXIMATE AND NOT TO SCALE. THEY ARE SUBJECT TO ERRORS AND INACCURACIES AND NO LIABILITY WILL BE ACCEPTED. INTERESTED PARTIES SHOULD MAKE THEIR OWN INQUIRIES.

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