

**1/10 McDougall Street, Fawkner, Vic 3060**



**House For Sale**

Friday, 3 November 2023

1/10 McDougall Street, Fawkner, Vic 3060

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Raphael CalikHouston  
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Hamza Ali  
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## **Auction \$600,000 - \$660,000**

Raphael Houston proudly presents...Positioned perfectly between Fawkner Leisure Centre & Gowrie station, this three-bedroom family home comes with spacious indoor-outdoor entertaining, a favourably low-maintenance layout, and the benefit of a central Fawkner location. Original in both style and composition, the home is comfortably liveable as-is. However, its dimensions leave it conveniently amenable to restoration and renovation if purchasers so desire. Floor plan features include three oversized bedrooms (two with BIR), separate living & dining rooms, and a substantial kitchen boasting ample storage space with wraparound preparation benches. Functional aspects include air-conditioning, ducted heating, undercover outdoor entertaining, a double carport, and generous off-street parking. A joy both inside and out, live around the corner of Bonwick Street shops, and within steps of Gowrie station, Fawkner Leisure Centre, Merri Creek, and leading local schools. Highlights Deep, rectangular allotment Clear, level dimensions Oversized spaces, free-flowing design Low-maintenance emphasis Floor-to-ceiling bathroom tiling A/C & ducted heating Homemaker kitchen Ample off-street parking Original in style & form Comfortably livable as-is Opportunities for renovation or development (STCA)