

# 1/8 Ardgower Road, Noble Park, Vic 3174



## Unit For Sale

Thursday, 7 March 2024

1/8 Ardgower Road, Noble Park, Vic 3174

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 385 m2**

**Type: Unit**



Kush Chetri  
0425199192

**\$550,000 - \$605,000**

Nestled in a quiet pocket of Noble Park this home is ideal for all comers! Sitting on a large allotment of 385m<sup>2</sup> Approx and 1 of only 2 on the block the options here are endless. Comprising of 3 large bedrooms, Master with a renovated en-suite and an additional renovated bathroom, central heating, multiple living areas, large kitchen with modern appliances, bench space and cupboard space overlooking your private backyard, ideal for all functions with the loved ones all throughout the year! Sitting on a clean allotment this home will impress all buyers! Investors will love that it is currently rented returning an attractive rental income, occupiers will be able to enjoy the home and the lifestyle that comes with it located close all popular amenities and if your looking to knock down and start again ( STCA) then this could be a great opportunity that you will benefit from for many years to come!!! On a block of only 2 dwellings and with no body corporate this residence is more like a house than a unit. There's so much you could do with this property and so much potential. Conveniently located literally minutes away from this exceptional home you will find Noble Park Secondary College, Harrisfield Primary school , Harrisfield Shopping Centre, Springvale Shopping precinct , Sandown & Noble Park train station, NPAC (Noble Park Aquatic Centre), reserves, freeways/ Highways and other great amenities. This is a rare that doesn't come around very often, call Kush today for an informative chat about this exciting opportunity!