

# 1 Ventura Street, Blackburn North, Vic 3130



## House For Sale

Wednesday, 17 April 2024

1 Ventura Street, Blackburn North, Vic 3130

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Robert Sheahan  
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Oscar Huang  
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## **\$1,000,000 - \$1,100,000**

Richly warm and welcoming, nestled on a quiet no-through road near parkland, shops, and the Eastern Freeway, this charming 2-3 bedroom family home is ready to be enjoyed today while offering a bright longer-term future on a tremendous, north-facing allotment of 585 square meters. Filled with character and set within attractive established gardens, the home offers an outstanding opportunity to extend into its sun-drenched backyard, to completely rebuild or even to redevelop for a prosperous future (STCA). A particularly bright and light-filled kitchen / meals highlights plenty of timber cabinetry, while the living room is warmed by an open fireplace and a separate sunroom is a pure delight. Each of the bedrooms are well-proportioned, with ample space in the master, and the second bedroom offering convenience with a built-in robe. Additionally, the third bedroom offers versatility as a dining room, if desired. This is a fabulous family-friendly pocket near Blackburn Primary School and endless Koonung Creek trails. Conveniently located within easy reach of plenty of shopping at Tunstall Square and Blackburn Square, and just around the corner from the Eastern Freeway, with multiple transport options nearby - including Blackburn Station and buses along the Eastern Freeway, ensuring effortless city commuting.\* North-facing allotment of 585 square metres.\* Flexible floorplan accommodates 2 or 3 bedrooms.\* Bright kitchen / meals.\* Broad lounge room with open fireplace.\* Delightful sunroom\* Paved and sunny outdoor entertaining\* Huge sundrenched backyard.\* Driveway parking for at least 5 vehicles.\* Garden shed.\* Ducted heating.\* Polished timber flooring in main living areas.\* Central bathroom with independent bath and shower.\* Easy access to the Eastern Freeway.\* Close to Koonung Creek trails.\* Shopping at Tunstall Square and Blackburn Square.\* Terrific local buses and easy access to Blackburn Railway Station. Terms: 10% deposit, balance to be advised