

**11 Carlton Street, McKinnon, Vic 3204**

**buxton**

**House For Sale**

Thursday, 22 February 2024

11 Carlton Street, McKinnon, Vic 3204

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Simon Wood  
0422789110



Claude Mery  
0422455848

**\$1,375,000**

Love the College Zone lifestyle location, consider the neat presentation, look to the neighbours for inspiration! Ready to step out of the past into a McKinnon College Zone future, this approx 374sqm property comes with solid home for today, access to a rear right-of-way to enhance design tomorrow, and neighbours to inspire your future vision. Build afresh alongside the architectural homes transforming this former period streetscape. Unrestricted by heritage concerns, this bigger, wider, dual-frontage site is the ideal black canvas ...with a backyard bonus in a solid-brick double auto-garage opening from the rear lane. But don't be too quick to overlook the potential in this Art Deco-detailed home. Unfolding beyond a decorative 'waterfall' chimney, the home offers a versatile double-fronted floorplan with formal front rooms, and bedrooms on a wide central hall. Ready for today with a modern kitchen with dishwasher, an updated bathroom, and fresh new flooring, this neat home may also provide a rentable option until it's time to capitalise. Just three blocks to the McKinnon Rd strip, and a little further to Centre Rd's vibrant shopping precinct, this inspiring property is 350m to the closest station, a minute to McKinnon Secondary College, a few stops to Monash University and a 31 Minute commute to the CBD.