

**12 Packham Street, Box Hill North, Vic 3129**



**House For Sale**

Wednesday, 14 February 2024

12 Packham Street, Box Hill North, Vic 3129

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 4**

**Area: 695 m2**

**Type: House**



Angela Athanasiadis  
0416165542



Steve Dardamanis  
0407120465

**\$1,180,000 - \$1,298,000**

Introducing a beloved four-bedroom jewel, perched on the high side of a vibrant streetscape, in one of Melbourne's fastest growing locations, renowned for celebrating family living. Arriving, you instantly feel connected as you visualise the home's future voyage. Poised for a striking transformation or rebuild (STCA), the ardent renovator may unleash their inner artist to recreate their ultimate family showcase. Set on a vast allotment of 695m<sup>2</sup> approximately and currently in its original form, the residence offers four spacious bedrooms, two include built-in-robos. Glorious sunshine radiates a bright and airy lounge and connecting dining for uncomplicated open plan enjoyment. The original kitchen and meals overlook a large backyard, offering three work sheds and ample scope for the future. Further characteristics include four-car driveway with carport, original laundry and bathroom with separate toilet. Conveniently located paces from Kerrimuir Shopping Village, Box Hill Central and premier café district, Blackburn North Shopping precinct, Koonung Reserve, Springfield Park, Kerrimuir Primary School, Blackburn High School, Laburnum Station, local bus lines and swift Eastern Freeway access for effortless CBD access. An opportunity bursting with extraordinary potential that should not be missed.