13A Puerta Street, Burwood, Vic 3125
Sold House

Wednesday, 27 September 2023

13A Puerta Street, Burwood, Vic 3125

Bedrooms: 3   **Bathrooms: 2**   **Parkings: 2**   **Area: 598 m2**   **Type: House**

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$1,438,800

Nestled in an enviable address, this exquisite home offers awe-inspiring panoramic views of the Ranges and an unbeatable location just steps away from PLC, Deakin University, and convenient tram access. With a generous 598 sqm corner block, this exceptional property presents an ideal opportunity to create your dream luxury home (subject to council approval).The current residence provides a comfortable living space and serves as a lucrative rental option while you finalize your plans and permits. As you step inside, you'll be greeted by a warm and welcoming lounge adorned with a cozy gas heater, seamlessly flowing into the adjacent kitchen and spacious meals area. Two well-appointed bedrooms are serviced by a family bathroom, separate toilet, and laundry facilities.Step outside, and you'll be captivated by the breathtaking views that await, allowing you to envision the remarkable future this property holds. The expansive backyard, featuring a bungalow and double garage, offers limitless possibilities for outdoor enjoyment and entertaining.The esteemed locale adds to the allure of this prestigious address, with a children's playground just across the road. Within a short stroll, you'll find yourself at PLC, Deakin University, Wattle Park Golf Course, Gardiners Reserve, Mount Scopus College, and tram connections to Burwood Shopping Village, Burwood One Shopping Centre, the CBD, and nearby train stations.It's worth noting that the house is currently leased on a month-to-month basis, generating a rental income of $1,651 per calendar month. This provides you with a valuable opportunity for immediate returns while you navigate the process of obtaining plans and permits for your future development. Secure a steady income stream as you plan and envision the transformation of this remarkable property.