

# 14 Cobby Street, Laverton, Vic 3028



## Sold House

Friday, 25 August 2023

14 Cobby Street, Laverton, Vic 3028

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House



Harman Singh  
0383935500



Sumit Miglani  
0383935500

**\$590,000**

Ace Real Estate is proud to present 14 Cobby Street, Laverton. Spotlessly maintained and tightly held this marvellous opportunity to rewrite the future of this single level 3-bedroom home on a flat uninterrupted allotment of 602m<sup>2</sup> just minutes to amenities. This beautiful home offers a generous lifestyle opportunity comprising of:

- Spacious Master Bedroom
- Other two bedrooms with BIR
- Huge Lounge Area
- Modern kitchen with S/S Appliances & overlooking meals & family area
- Central Bathroom with bathtub and separate toilet
- Separate Laundry space
- Window Air conditioner in living area
- Ample storage space & linen cupboard
- Potential Development Site (STCA) or earn great rental return in this first-class location.

Move straight into this well-maintained home and update further, extend, or explore prospective development opportunities (STCA) on this prime block. Situated in most convenient location of Laverton with easy access to freeways & only 20 minutes from CBD and minutes' walk from St Martin Primary School, Jennings Primary School, Laverton P-12 College, Laverton Public Gym & Pool, Local shops, Medical Centre and Laverton Train station, this substantial parcel of land has potential for renovations, extensions, redevelop or subdivide and build multi units (STCA). Build now, later or apply for multi units. A rare opportunity not to be missed in this fast-moving area, come take a closer look, do the maths, and invest in your future! (PHOTO ID REQUIRED AT OPEN FOR INSPECTION) ACE TEAM welcomes you and looks forward to meeting you at the opens. NOTE: Link for Due Diligence Checklist: <http://www.consumer.vic.gov.au/duediligencechecklist> Note: All Dimensions, Sizes n Layout are approximately. The producer or agent cannot be held responsible for any errors, omissions or misstatements. The plan is for illustrative purposes only & should be used as such.