

# 18 Mirboo Court, Dallas, Vic 3047



## House For Sale

Saturday, 15 June 2024

18 Mirboo Court, Dallas, Vic 3047

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 619 m2

Type: House



Tony Catena  
0418687716



Luke O'Callaghan  
0413105630

**\$480,000 - \$520,000**

Resting upon a sizeable block approximately 634m<sup>2</sup> whilst set at the end of a peaceful cul-de-sac, this well-loved single level home offers enticing potential to enhance, rebuild or develop into a contemporary class of its own (Subject to Relevant Approval). Beyond the character-filled façade lies a traditional plan complemented by heat/cooling and cleverly zoned living space. The airy lounge features a mantled heater, as the timber kitchen/meals is equipped in gas cooking appliances, great use of cabinetry and breakfast bar. A full-size laundry leads to the deep and grassy backyard featuring established garden beds and many options to extend if preferred (Subject to Relevant Approval). There is a garage with adjoining lengthy driveway off-street-parking beneath an undercover carport. The updated bathroom showcases a spa bath, sperate toilet and accompanies restful bedrooms (master with built-in-robos). The third bedroom can also be utilised as formal dining/second living room if preferred. Located for lifestyle convenience, just minutes to lively Broadmeadows Central and train station. Moments to buses, supermarkets, schools, sporting facilities, playgrounds and wetland trails. Additionally zoned to Hume Central Secondary College and Broadmeadows Primary School. Please register your interest and intention to bid at our scheduled auction. This auction will be conducted onsite and online. You can register directly with our listing agent.