

192 Roberts Street, Yarraville, Vic 3013

J A S T E P H E N S

House For Sale

Wednesday, 8 May 2024

192 Roberts Street, Yarraville, Vic 3013

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 459 m2

Type: House



John Galea

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\$980,000 - \$1,065,000

• Classic Yarraville family home set on a 459 sqm* allotment in a sought-after lifestyle location • An outstanding opportunity for renovators, home builders and developers • Ready for a comprehensive renovation with room for extension (STCA) + fantastic development potential (STCA) • Three bedrooms with built-in robes • Free-flowing living and dining spaces + large adjoining kitchen • Bathroom with shower and bath + walk-in laundry • Split-system heating/cooling + gas heater • Large back garden • Double garage + ample driveway parking

Set on 459 sqm* in a coveted pocket of Yarraville, this much-loved family home is on the market for the first time in 55 years, presenting an exciting opportunity for renovators, home builders and developers alike. Well maintained inside and out, the house is now ready for a comprehensive renovation to create a chic family haven, with period features providing plenty of inspiration for an old-meets-new makeover and the large allotment allowing plenty of space for extension (STCA). Alternatively, clear the block to make way for your dream home or execute a lucrative multi-dwelling development to maximise your investment. The home's uninterrupted park outlook and sparkling city views are huge additional advantages, sure to ignite the imaginations of those with a big vision for the future.

Three bedrooms with built-in robes include a large master, where you'll enjoy stunning views of Angliss Reserve and the bright lights of the city from the comfort of your bed. Free-flowing living and dining spaces crowned by high, decorative ceilings offer direct access to the front deck, where you can sit and enjoy your morning cuppa as you soak up the view, while the adjoining kitchen is fully functional and offers a huge space to reimagine. Adding extra living space is the super-sized rumpus room at the rear of the house, where the kids will have loads of space to play and spend time with friends. An older-style bathroom and a walk-in laundry complete the floorplan, while outside a large, lovingly curated garden awaits games of hide and seek and offers exciting scope to create alfresco entertaining zones. Adding extra appeal is the double garage and long driveway, making off-street parking a breeze. Whether you choose to renovate and extend (STCA), build a brand-new house or develop for dual occupancy, this property offers limitless potential. With park and city views setting the perfect backdrop for family living, this is an unmissable opportunity to bring your vision to life. Don't miss your chance to inspect! Why you'll love this location: Perfectly positioned for easy family living just 11km* from the CBD, this superb address ensures you'll have every convenience at your fingertips and a fabulous outdoor lifestyle right on your doorstep. Angliss Reserve and its fantastic playground are just across the street and Cruickshank Park is a short stroll from your front door, offering an immersive natural escape. Walk to the Footscray Yarraville Bowling Club to treat the family to a bistro meal or drive into Yarraville Village in six minutes* to enjoy its vast range of cafes, eateries, boutiques and grocers. The iconic Sun Theatre invites you to enjoy a movie, while Yarraville Station offers regular city-bound trains from the heart of the village. Stroll to Rocco's Deli in six minutes* to shop for gourmet supplies and walk to the Wembley Avenue shops for local conveniences or a coffee from Coe & Coe. Coles awaits a four-minute* drive away at Yarraville Square, while vibrant shopping and a choice of supermarkets await at Altona Gate Shopping Centre and Central West Shopping Centre, both only moments from home. Sought-after school zoning adds extra family appeal, with Footscray High School's Pilgrim campus a six-minute* drive or easy bus ride away and Kingsville Primary School a scenic 14-minute* walk from home, cutting through Cruickshank Park on the way. *Approximate