

**2 Seaforth Street, North Shore, Vic 3214**

whitford

**House For Sale**

Tuesday, 7 May 2024

**2 Seaforth Street, North Shore, Vic 3214**

**Bedrooms: 3**

**Bathrooms: 1**

**Area: 696 m2**

**Type: House**



Callum McDonald  
0455504408



Peter Fort  
0438535205

**\$800,000**

Discover the potential awaiting at 2 Seaforth Street, nestled in the sought-after enclave of North Shore. Just moments away from the picturesque Moorpanyal Beach and Park, and with effortless access to North Shore Train Station and the Princes Highway, convenience is paramount in this prime location. Spanning across a generous 696m<sup>2</sup> allotment (approx.), this property boasts an expansive backyard, laying the groundwork for lucrative subdivision development (STCA). Already adorned with approved plans for two modern townhouses, seize the opportunity to unlock maximum returns on your investment. Beyond the development prospects, the existing residence holds its own allure, presenting a canvas ripe for modernisation or expansion to your exact specifications. Featuring three spacious bedrooms, a central bathroom, formal lounge, and a well-appointed kitchen and meals area, this home offers versatility and potential in equal measure. Positioned a mere 10-minute drive from the vibrant heart of Geelong CBD and with seamless connectivity to Melbourne CBD via the Princes Highway, this property epitomises both convenience and connectivity. Currently under tenancy until August 2024, act now to secure a valuable addition to your investment portfolio, with the promise of solid future growth. All information offered by Whitford is provided in good faith. It is derived from sources believed to be accurate and current as at the date of publication and as such Whitford merely do no more than pass the information on. Use of such material is at your sole risk. Whitford does not have any belief one way or the other as to whether the information is accurate and prospective purchasers are advised to make their own enquiries with respect to the information that is passed on. Whitford will not be liable for any loss resulting from any action or decision by you in reliance on the information from Whitford.