

**20 Laurel Avenue, Doveton, Vic 3177**



**Sold House**

Thursday, 21 September 2023

20 Laurel Avenue, Doveton, Vic 3177

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 585 m2**

**Type: House**



Coco Ma



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**\$594,000**

This charming period home is a hidden gem, found in a prime location. Situated in the catchment for Hallam Secondary College and just a three-minute stroll to Doveton College, it offers convenience for families with school-aged children. The idyllic Waratah South Reserve, complete with a scenic walking track and sports fields, is right across the street. The 844-bus stop is just out front, and ensures easy commuting. Quick access to the Monash Freeway is ideal. Positioned on a generous 585sqm block, there is considerable redevelopment possibility due to its great location. The neat gardens and well-maintained lawns enhance traditional charm, and a long concrete track driveway leads to the rear of the property which will suit buyers who own a caravan or boat. The home presents a peaceful, cottage-feel. Inside, you'll find a spacious living area with timber-laminate flooring, high ceilings and soft-furnished windows that allow natural light to fill the room. A split-system air conditioner ensures comfort. The kitchen retains its original character, featuring ample cabinetry storage, a stainless-steel sink with gooseneck mixer, and a freestanding 600mm Chef electric oven plus gas cooktop. All three bedrooms are generously sized. The main bathroom boasts a semi-frameless shower, a sizeable vanity unit, and original spindle tapware, for that touch of nostalgia. Step into the huge backyard, where kids can play freely and enjoy kicking a ball around. The potential for this outdoor space is endless. This traditional home offers a unique opportunity in a fantastic location. Contact us today for a priority inspection and make this gem your own. Property specifications: Three bedrooms, open living space, large child-friendly backyard. Easy-maintenance gardens. High ceilings, AC to living, ducted heating, soft curtains to windows. Prime location is a must-see. Approved plan & permit with engineering documents for the two-bedroom unit at the back of the property. For more Real Estate in Doveton, contact Coco Ma Real Estate. Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary, to satisfy themselves with any pertinent matters.