

**23 Bellevue Drive, Truganina, Vic 3029**

**Sold Residential Land**

Wednesday, 18 October 2023



23 Bellevue Drive, Truganina, Vic 3029

Area: 528 m2

Type: Residential Land



Dhaval Mehta  
0430544155



Sahil Jugran  
0466042946

**\$575,000**

We are thrilled to present a pristine vacant titled land measuring approximately 530 square meters-an idyllic canvas for you to create your dream home. Situated in a highly desirable location, this land offers the perfect opportunity to build a personalized sanctuary tailored to your unique vision and lifestyle. With its generous size and convenient location, this property provides the ideal foundation for crafting a residence that exceeds your expectations.

**Location:** Nestled in a coveted area renowned for its tranquil ambiance and convenient access to amenities, this vacant land boasts an enviable location. The neighborhood is known for its exceptional residential appeal, with proximity to schools, parks, shopping centers, and other essential services. Commuting is a breeze, thanks to excellent transport links and easy connectivity to major roads, ensuring that you can enjoy both peace and convenience in your dream home.

**Land Details:**

**Size:** Approximately 530 square meters (exact measurements to be verified).

**Title:** The property is titled, offering you clear ownership and a smooth transaction process.

**Zoning:** Please note that specific zoning regulations should be confirmed with local authorities to ensure compliance with your intended home design.

**Features and Highlights:**

**Ample Space for Creativity:** The expansive land size of approximately 530 square meters provides ample space to bring your dream home to life. Whether you envision a single-story retreat or a multi-level masterpiece, this property offers the flexibility to accommodate your architectural preferences and desired features.

**Privacy and Serenity:** Set amidst a peaceful neighborhood, this land provides an excellent opportunity to create a sanctuary away from the hustle and bustle of the city. Enjoy the tranquility and privacy that come with designing your own oasis, tailored to your preferences and lifestyle.

**Customization Opportunities:** Building your dream home means having full control over every aspect of the design, from layout and room sizes to materials and finishes. This land offers you the freedom to personalize every detail, ensuring that your residence is a true reflection of your style and taste.

**Desirable Surroundings:** The neighborhood's appealing environment enhances the value of this land, providing a backdrop of natural beauty and well-maintained surroundings. Take advantage of nearby amenities, such as parks, recreational facilities, and community services, which contribute to a high quality of life for you and your family.

**Investment Value:** Building a home on this vacant land represents a wise investment. The desirable location, coupled with the potential for customization, ensures that your property will not only provide a comfortable living space but also hold long-term value.

This pristine vacant titled land spanning approximately 530 square meters offers a remarkable opportunity to build your dream home in a highly sought-after location. With its generous size, desirable neighborhood, and the freedom to customize, this property serves as a perfect canvas for realizing your vision of the ideal residence. Embrace the chance to create a personalized sanctuary that reflects your lifestyle and taste. Don't miss out on this rare opportunity-seize the moment and embark on the journey to turn your dream home into a reality.

What a fantastic opportunity to live local to the heart of Truganina. Contact Prerak or Dhaval today to view the property or request any documents!

Ray White prides itself on being as accurate as possible however anyone considering purchasing the property should undertake their own due diligence to confirm the above.

Photo ID is a must for all inspections.

**DISCLAIMER:** All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Please see the below link for an up-to-date copy of the Due Diligence Checklist:

<http://www.consumer.vic.gov.au/duediligencechecklist>