

**23 Seagull Avenue, Altona, Vic 3018**



**House For Sale**

Thursday, 8 February 2024

23 Seagull Avenue, Altona, Vic 3018

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 5**

**Area: 644 m2**

**Type: House**



Lyndon Springthorpe  
0499500074



Gus Anile  
0425781466

**\$1,150,000 - \$1,250,000**

Presenting a rare opportunity to secure a such unique and versatile property to the Altona marketplace. Featuring a practical and flowing floor plan with generous natural light, the property itself is situated on a large 644 sqm (approx.) corner block. The grandeur of the home extends outside with a lock up garage and ample off street space suitable for boats, caravan or any project you could think of. Seen as the ideal property for future capitalisation whether it be redevelopment (STCA), a smart renovation or to rent out the ground floor self contained flat. Close to everything Altona has to offer, the enviable location is indisputable. You will love taking advantage of Harrington Square shopping hub, so close that it's measured in metres. The ease in which you can enjoy the area's many cafes, restaurants and prized Pier Street, local shopping, sport & recreation, parklands, Altona beach foreshore and schools is such an attractive feature. All of this, combined with the added benefit of having the local railway hub at Westona station just down the road, plus city bound freeway access to the Melbourne CBD just minutes away should you need. Further enquiry is essential to fully appreciate all this fantastic proposition has to offer. More than meets the eye, this property suits a particular niche in the Altona marketplace where available functional living space matters. The perfect opportunity to enter the highly sought after and hotly contested 3018 market; a postcode that in time will certainly be out of reach.