

# 24 Grace Street, Laverton, Vic 3028



## House For Sale

Friday, 29 March 2024

24 Grace Street, Laverton, Vic 3028

Bedrooms: 3

Bathrooms: 1

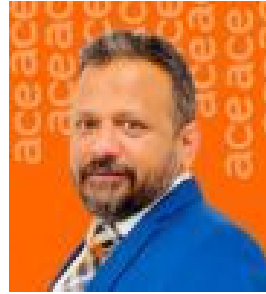
Parkings: 2

Area: 671 m2

Type: House



Sumit Miglani  
0383935500



Sunil Singh  
0383935500

**\$740,000 - \$790,000**

What a location close to all services like schools, shops, easy freeway access and public transport. A fantastic opportunity for all first time investors, first home buyers and developers as this is a great home that offers options for future development (STCA) and is just a stone throw away to the Laverton Train Station. This 3-bedroom house is a rare gem in today's market and comprises of:

- 3 large sized bedrooms with robes
- Generous size lounge
- Spacious kitchen with loads of cupboard space, 900mm upright cooktop & glass canopy
- Central bathroom & Separate toilet
- Separate laundry
- Potential multi-unit development site (S.T.C.A)
- Ample storage space
- Low maintenance front and back yard
- Double carport
- Spacious Workshop/Storage in backyard
- Big Garden Shed in backyard

This fantastic first home or investment property is located in the heart of booming Laverton. Not often does such an exciting opportunity arise to acquire such a perfect development (STCA) parcel of real estate. (PHOTO ID REQUIRED AT INSPECTIONS) ACE TEAM welcomes you and looks forward to meeting you at the inspections. NOTE: Link for Due Diligence Checklist: <http://www.consumer.vic.gov.au/duediligencechecklist> Disclaimer: All Dimensions, Sizes & Layout are approximately. The producer or agent cannot be held responsible for any errors, omissions or misstatements. The plan & pics are for illustrative purposes only & should be used as such. PLEASE NOTE: Open for inspection times and property availability is subject to change or cancellation without notice. Please check with the agent or online on the day of Inspection.