

**24 Park Crescent, Bentleigh, Vic 3204**



**House For Sale**

Wednesday, 20 March 2024

**24 Park Crescent, Bentleigh, Vic 3204**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 750 m2**

**Type: House**



Gavin van Rooyen



Ian McLennan  
0413709111

## **\$1,500,000 - \$1,600,000**

Take the chance to tailor your dream home on one of Bentleigh's most sought after crescents with this superb 750 sqm approx. with its massive 23.8 m approx. frontage. Currently home to an untouched three bedroom Art Deco classic with character filled lounge and dining rooms, it's a potential renovation project with room to extend and still add a swimming pool, a sub-division proposition retaining the original home and building a second behind, or an exceptional new home or development site (Subject to Council Approval) with its level east facing rear garden. So close to Victory Park's playing fields, tennis club and playground, the gentrified Patterson Road café, bar and shopping strip, Patterson train station, District Brewer Café, Bentleigh West Primary School, OLSH College, St Paul's Primary School and the extensive Centre Road precinct. Note: Brighton Secondary College zone.