

**25 Caroline Crescent, Blackburn North, Vic 3130**



**House For Sale**

Wednesday, 12 June 2024

25 Caroline Crescent, Blackburn North, Vic 3130

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 1**

**Area: 747 m2**

**Type: House**



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**\$1,000,000 - \$1,080,000**

Nestled in a fantastic pocket of Blackburn North, this charming four-bedroom family home offers a perfect blend of comfort, convenience, and style. The home features a spacious L-shaped lounge room adorned with beautiful polished floorboards and a split system for heating and cooling, ensuring year-round comfort. Three of the bedrooms are generously sized and equipped with built-in robes, providing ample storage space. A large fourth bedroom towards the back of the house can also serve as a second living area, offering flexible living options. The well-appointed kitchen boasts gas cooking, making meal preparation a delight. The central bathroom includes a separate shower, bathtub, and toilet, complemented by a separate laundry for added convenience. The rear yard is an entertainer's dream, featuring an undercover patio area perfect for gatherings and outdoor dining. A single garage with plenty of storage space adds to the home's practicality. Sitting on an expansive 746 sqm (approx.) block with a northern backyard, this home offers unlimited potential in a quiet street. Whether you're looking to live in the well-presented property as is, renovate, extend, or undertake a complete redevelopment into a multi-dwelling site (STCA), this home provides sensational potential for any vision. This home promises a sensational lifestyle, being moments away from cafes, Blackburn High School, Blackburn Square, the Koonung walking and bike trail, and the charming Kerrimuir Village for morning coffee runs. Situated in a brilliant location near Kerrimuir Primary School, Blackburn and Laburnum train stations, Box Hill Centro, and Westfield Doncaster Shoppingtown, it offers excellent connectivity to Middleborough Road, Whitehorse Road, the Eastern Freeway, and the Melbourne CBD. Enjoy nearby parklands, including Koonung Park and the Koonung Creek Trail. This property ensures a convenient and exciting

future. \_\_\_\_\_ Live Streaming via GAVLMcGrath clients have the opportunity to watch, bid and buy on live property auctions. Register through [www.gavl.com](http://www.gavl.com) and follow the property link: <https://www.gavl.com/play/8XrBg3tuvB/25-caroline-crescent-blackburn-north-victoria-3130> To be able to bid online, you must download the free GAVL App.