

25 Ludeman Court, Reservoir, Vic 3073

Rata & Co.

House For Sale

Wednesday, 10 April 2024

25 Ludeman Court, Reservoir, Vic 3073

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 956 m2

Type: House



Michael Tomadakis
0482728238

AUCTION ESR \$1,000,000 - \$1,100,000

Unlock the potential of this original three-bedroom brick home nestled in a prime location! Ideal for those with a vision, this property boasts original charm with floorboards and a solid brick foundation which is ripe for restoration. Explore the possibilities of building anew or expanding (STCA). Spread out on 956sqm approx. of land, offering plenty of space for outdoor living and potential expansion as well as the enjoyment of over 5 car accommodation, providing ample space for vehicles or workshop needs. Situated close to High Street, Keon Park Train Station, Hughes Parade Bus, and with easy access to the Western Ring Road. Plus, enjoy nearby parklands like Ludeman Court Playground and LE Cotchin Reserve. Don't miss this chance to create your dream home! PHOTO ID REQUIRED Due diligence checklist - consumer.vic.gov.au/duediligencechecklist Privacy Policy and Privacy Collection Notice - rataandco.com.au/privacy-policy Material Facts - please refer to the contract of sale and vendor statement for any/all material facts. Land size sourced from land.vic.gov.au. This document has been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Rata & Co takes no responsibility for any inaccuracies. Accordingly all interested parties should make their own enquiries to verify the information, including and not limited to land size.