

**251 Burwood Highway, Burwood East, Vic 3151**



**Sold House**

Monday, 14 August 2023

251 Burwood Highway, Burwood East, Vic 3151

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 623 m2**

**Type: House**

**\$1,380,000**

Welcome to your dream development opportunity in a highly sought-after location! This prime corner block of approximately 623m<sup>2</sup> presents an incredible chance to create something extraordinary. Located just a few minutes' walk from Burwood One, Burwood Brickworks Shopping Centre, and a tram stop with direct access to Presbyterian Ladies College, Deakin University, and the CBD, this property is ideally situated for convenience and accessibility. Currently gracing this property is a charming three-bedroom home with a street entry from Taiton Road. The home offers a month-to-month weekly rental income of \$440 per week, making it an attractive investment while you plan your next move. Inside, you'll find a well-appointed kitchen with a meals area, a cozy lounge, and a central bathroom with a separate toilet. The house boasts polished boards throughout, built-in robes in two bedrooms, gas cooking, ducted heating, a dishwasher, and a double lock-up garage, ensuring comfort and functionality. But wait, there's more! Included with this property are approved plans and permits for four modern and stylish townhouses, making this an opportunity not to be missed. Don't miss out on this golden opportunity to secure a corner block in a prime location with approved plans and permits for four outstanding townhouses. Whether you're an astute investor or a visionary developer, this property has it all. Enquire now to make it yours and turn your development dreams into a reality!

Townhouse 1: 199.59sqm (approx. 21.48sq) 3 bedrooms, including 2 master bedrooms with ensuite, 3 bathrooms, 4 toilets including a powder room, a kitchen, dining area, living room, a study, storage space, and a 2-car lockup garage.

Townhouse 2: 198.28sqm (approx. 21.34sq) 3 bedrooms, including 2 master bedrooms with ensuite, 3 bathrooms, 4 toilets including a powder room, a kitchen, dining area, living room, a study, storage, , and a 2-car lockup garage.

Townhouse 3: with 197.98sqm (approx. 21.31sq) 3 bedrooms, including 2 master bedrooms with ensuite, 3 bathrooms, 4 toilets including a powder room, a kitchen, dining area, living room, a study, storage, and a 2-car lockup garage.

Townhouse 4: covering 196.557sqm (approx. 21.2sq) 3 bedrooms, including 2 master bedrooms with ensuite, 3 bathrooms, 4 toilets including a powder room, a kitchen, dining area, living room, a study, storage, and a 2-car lockup garage