

29 Cumberland Avenue, Balwyn North, Vic 3104



House For Sale

Tuesday, 9 April 2024

29 Cumberland Avenue, Balwyn North, Vic 3104

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 638 m2

Type: House



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Plan the next chapter of your life in this family friendly neighbourhood, where this meticulously maintained residence awaits your creative touch or a fresh start. Occupying an impressive 638 square metre (approx.) allotment, this single-level home is close to an array of local amenities, including Koonung Secondary College and Greythorn Primary School, alongside various private schools, trams, trains, and buses, Box Hill Central, Greythorn Central Shopping Strip, North Balwyn Shops, Westfield Doncaster, picturesque parks and the Eastern Freeway. The layout caters to both comfort and function, featuring a spacious living and dining room, family/meals zone, kitchen, complete with a four-burner gas stove, wall oven, and dishwasher, three bedrooms, a main bathroom with both a shower and bath, an additional bathroom with a shower and toilet, and a laundry with an adjacent second toilet. Ducted heating, refrigerated cooling, a gas heater in the lounge, a big rear garden offering a canvas for imagination, and a double garage with remote entry are further highlights. While this home stands ready for a modern makeover to bring it up to date, it also presents a tantalising prospect for those with a developer's eye. Imagine constructing a custom contemporary residence or a series of luxury townhouses that align with your vision of upscale living (subject to council approval), making a statement in this quiet enclave. There is also the flexibility of letting it out while orchestrating plans and permits for development, ensuring a continuous return on investment during the transition period. The potential here is as boundless as your imagination. Whether you choose to refresh, rebuild, or rent, this property is a gateway to a flourishing future. If you are unable to attend the auction but wish to bid on this fantastic property, please follow the link to register to bid online - <https://anywhereauctions.com.au/app/property?propertyId=41726> Noel Jones Real Estate has taken every precaution to ensure the information contained herein is true and accurate, however accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.