

**35 Douglas Street, Blackburn North, Vic 3130**



**House For Sale**

Wednesday, 12 June 2024

35 Douglas Street, Blackburn North, Vic 3130

**Bedrooms: 3**

**Bathrooms: 1**

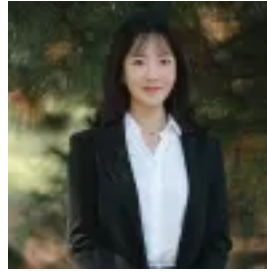
**Parkings: 2**

**Area: 639 m2**

**Type: House**



Ripple Wu  
0398898800



Luna Tian  
0398898800

**Auction this Saturday | \$1,000,000 - \$1,100,000**

Enjoy the tranquility of Koonung Creek Trail with this light-filled, impeccably maintained home, offering immediate comfort and future potential (STCA).The single-level interior features an L-shaped living and dining room, a skylit kitchen with a gas cooktop, wall oven, dishwasher, and breakfast bar. Glass door opens up to a side deck and spacious rear garden.Three carpeted bedrooms share a neat bathroom with a bath, step-in shower, and separate toilet. A bonus home office attached to the garage is ideal for working from home.Additional features include ducted heating and cooling, a carport, laundry, shed, and warm floorboards. On approximately 639 square metres, enjoy now, rent or plan for one or two luxury homes (STCA).Conveniently zoned for Old Orchard Primary School and Blackburn High School, this home is also walking distance to recently developed Blackburn Square and close to Blackburn Station, Devon Plaza, Tunstall Square Shopping, numerous bus routes, parkland, and the Eastern Freeway. The proximity to Koonung Creek Trail ensures a healthy, active lifestyle in a peaceful setting.Secure this serene and versatile property today!- Move-in ready light-filled home- Potential to update or extend in the future (STCA)- L-shaped living and dining room- Skylit kitchen with breakfast bar- Side deck and expansive rear garden- Three carpeted bedrooms with shared bathroom- Home office attached to the garage- Ducted heating and cooling, carport, laundry, shed- Approximately 639 square metres of land - Possible redevelopment site (STCA)-----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://x5u9a.app.goo.gl/8f8U>To be able to bid online, you must download the free GAVL App.