

**41 Gowanbrae Drive, Gowanbrae, Vic 3043**



**Sold Residential Land**

Wednesday, 28 February 2024

41 Gowanbrae Drive, Gowanbrae, Vic 3043

Area: 517 m2

Type: Residential Land



Malek Younan

0411504016

**\$710,000**

One of the few unbuilt house blocks remaining in the entire suburb of Gowanbrae, this substantial high-side allotment provides the perfect blank canvas on which to build your brand-new dream family home. Key attributes include a total land area of approximately 517 square metres, as well as uniform dimensions, gentle gradient, neighbourhood residential zoning (NRZ1) and preferable east-west orientation. Icing on the cake is its prime location in Gowanbrae's most established and convenient pocket moments from the bus stop and local convenience store along with Gowanbrae Skatepark and MultiCourts around the corner. It's also close to acres of parkland and the Moonee Ponds Creek Trail (all the way into town), as well as easy access to Westfield Shopping Centre, city-bound trams and a choice of freeways. Land: Approx. 517m<sup>2</sup> Settlement: 30 or 60 days Malek Younan - 0411 504 016 [facebook.com/malek.younan.raywhite](https://www.facebook.com/malek.younan.raywhite)