

46 Northcote Avenue, Balwyn, Vic 3103



House For Sale

Tuesday, 23 April 2024

46 Northcote Avenue, Balwyn, Vic 3103

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Area: 845 m2

Type: House



Jeremy Desmier
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Spring Chen
0398313480

\$2,500,000 - \$2,750,000

Enjoying the retro allure of 1980s styling, this original family home sits atop an expansive and almost level allotment of 845 (15.24m x 55.47m) sq m approx. Boasting rear laneway access via Como Avenue to a double auto garage, you'll want to take advantage of the range of prosperous opportunities. A neatly presented three bedroom, two bathroom design with high ceilings, there's a street-facing lounge room with open fireplace, a central dining and timber kitchen with AEG/Miele appliances and lovely garden views, and a rear family room that extends out to a deep backyard lawn. Retain the current abode and turn into a contemporary masterpiece with an extension and renovation, start over and build a stately family residence or construct profitable townhouses (STCA) in this tree-lined precinct. Around the corner from Balwyn Village's spectacular array of dining experiences and convenient retail, catch the 109 tram to Canterbury and Kew's elite private schools. Walking distance to Fintona Girls' School and the train into the city, be zoned for Chatham Primary School and Camberwell High.* Classic three bedroom, two bathroom home* Rear laneway access to a double auto garage, workshop and third bathroom* Almost level allotment of 845 (15.24m x 55.47m) sq m approx.* Three living areas* Master bedroom with WIR and ensuite* Double carport* Enormous redevelopment potential (STCA) Terms: 10% deposit, balance 30/60 days