

46 Tyquin Street, Laverton, Vic 3028



Sold House

Friday, 10 May 2024

46 Tyquin Street, Laverton, Vic 3028

Bedrooms: 3      Bathrooms: 1      Parkings: 2      Area: 555 m2      Type: House



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**\$540,000**

Discover the perfect blend of comfort and potential with this inviting property at 46 Tyquin St, Laverton. Boasting three bedrooms and one bathroom, this creatively renovated home exudes a fresh and modern aesthetic, making it immediately appealing. Situated on a generous land size of 555m<sup>2</sup>, it offers ample space for various possibilities, including potential development (Subject to Council Approval). Features: • Spacious three-bedroom layout with modern finishes • Well-appointed bathroom • Land size: 555m<sup>2</sup> • Potential development site (Subject to Council Approval) • All bedrooms feature built-in robes with mirrored doors • Three split systems installed for year-round comfort • Large pergola perfect for family and friends get-togethers • Conveniently located near essential amenities • Just 3 minutes to Laverton P12 College • 6 minutes to One Tree Defence Childcare Unit Williams Childcare Centre • Direct access to M1 freeway for quick CBD access • Short 2-minute drive to Laverton Swim & Recreational Centre • Surrounded by lush outdoor parks, including Henderson Street Reserve and McCormack Park • Spacious backyard with a kids' treehouse for quality outdoor time • Massive garden for extra storage or potential landscaping projects • Oversize double garage for ample vehicle storage and workspace Investment Potential: Whether you're a first-time homebuyer or an astute investor, this property offers exceptional potential. With an estimated rental income ranging from \$390 to \$420 per week, it presents a lucrative opportunity to add to your investment portfolio or secure a comfortable home for your family. Arrange a Viewing: Seize the chance to explore this promising property. Contact us today to schedule a viewing and discover the endless possibilities awaiting you at 46 Tyquin St, Laverton. Disclaimer: Please note that all information in this advertisement is accurate to the best of our knowledge. We recommend interested parties undertake their due diligence, please refer to the following link: <http://www.consumer.vic.gov.au/duediligencechecklist>. Open for inspection times are subject to change; please check online on the day for the latest information.