

48 Dumbarton Street, Reservoir, Vic 3073



House For Sale

Tuesday, 27 February 2024

48 Dumbarton Street, Reservoir, Vic 3073

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 833 m2

Type: House



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\$840,000 - \$920,000

Whether you're looking to move in, renovate, invest, or develop, this expansive parcel of prime real estate offers endless possibilities. Situated on a flat 833m² (approx) block with a generous frontage, the property's versatile layout provides numerous options (S.T.C.A). With the potential for multi-unit development on the horizon, you have the opportunity to retain the existing home and develop the rear (STCA), or explore the option to knock down and build multi units (STCA)-the choices are limitless. The original home that exudes retro charm boasts a spacious floor plan featuring three bedrooms, a central bathroom, generous living area, a separate laundry, large garage and more. Ideally located within walking distance to local schools, shops, cafes, and picturesque parklands, with Ruthven & Reservoir train stations just moments away and easy access to the CBD (13km), ring road, and Northland Shopping Centre. Key Features: • Enjoy a north-facing backyard • Quiet street just meters from Darebin Parklands • Close proximity to Reservoir Views Primary School • Wide side driveway providing excellent car access, along with a large garage • Ideal as a first home with renovation potential (STCA) • Perfect site for townhouse development (STCA) • Close to La Trobe University If you're seeking a lifestyle with unlimited future potential, this property is your answer.