

48 Lee-Ann Crescent, Croydon, Vic 3136



Sold House

Friday, 11 August 2023

48 Lee-Ann Crescent, Croydon, Vic 3136

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 873 m2

Type: House

\$822,000

THE PROPERTYWith an exceptional 873sqm (approx.) allotment backing onto parkland and an original residence ripe with possibilities, this property is a rare find in the right location. Calling first homebuyers, landlords, and developers to capitalise on the immense potential here, this is the perfect place to put property plans into action (STCA).This single-storey dwelling with single lock-up garage is a classic. The traditional floorplan begins in the open plan lounge and dining area with easy-care flooring and ornate cornice. The dine-in kitchen features peninsula seating for company to join you while you cook. With 3 bright bedrooms with built-in robes, a timeless white bathroom with soaker tub and separate WC, a family-size laundry, and a sprawling covered deck overlooking the level back yard, there are plenty of features here to get this project underway. Ideal for any investment strategy, this property holds infinite promise in prime position, so don't delay, plan your viewing today.

THE FEATURES• Reside in, rent out, renovate, or redevelop (STCA)• 873sqm (approx.) property with freestanding single garage• Open plan lounge and dining with original ornate cornice• Dine-in kitchen with ample storage and peninsula seating• 3 generous bedrooms with built-in robes• Classic white bathroom with separate WC• Gas ducted heating for comfort in cooler months• Expansive covered deck overlooking the level rear yard

THE LOCATIONThis property secures top spot in a prestigious pocket of homes that back onto beautiful Brushy Creek Trail. Situated between Croydon Central and Chirnside Park and offering easy access to Mooroolbark Station, Manchester Primary School, and Mooroolbark College, Yarra Valley Grammar, Luther College, Swinburne University, this is a lovely lifestyle location.