

48 Myrnong Crescent, Ascot Vale, Vic 3032

Residential Land For Sale

Wednesday, 17 April 2024

Nelson Alexander

48 Myrnong Crescent, Ascot Vale, Vic 3032

Type: Residential Land



Jayson Watts
0415940227



Jacinta Vear
0498988255

EOI \$1,500,000 - \$1,600,000

Approved potential in a prized position A leafy streetscape on the edge of Travancore provides an idyllic setting for this large vacant allotment that comes complete with an approved planning permit in place to build a spectacular new 5-bedroom family showpiece. Key attributes of the block include a total land area in the vicinity of 635 square metres, along with 15m+ frontage, general residential zoning (R1Z) and a favourable north-easterly aspect. Endorsed plans highlight an expansive double-storey design showcasing five bedrooms each with its own ensuite bathroom, along with three living zones, alfresco entertaining area and centrepiece in-ground pool. This unique property is well-elevated offering a sweeping valley vista along with potential to capture views to Melbourne's city skyline. Direct access to Travancore Park and Moonee Ponds Creek Trail, it's also close to Mt Alexander Road trams, cafes and restaurants, as well as easy access to popular schools, Ascot Vale Station and the thriving retail precincts of both Union Road and Puckle Street.