

**50 Riggall Street, Dallas, Vic 3047**

**Rendina**

**House For Sale**

Saturday, 13 April 2024

50 Riggall Street, Dallas, Vic 3047

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Frank Mammone  
0447441950



Lou Rendina  
0418525415

**\$490,000 - \$530,000**

Nestled in a vibrant neighbourhood, this property sits on a perfectly sized allotment of approx. 599sqm (15.2m x 39.4m) with scope for further development opportunities (subject to council approval). Offering a blend of comfort and convenience, perfect for those seeking a versatile investment opportunity or a family home on a well-proportioned allotment with additional income potential. The main residence boasts three bedrooms alongside a generous living space, while a separate self-contained bungalow provides flexibility and privacy. With floorboards throughout, an open-plan kitchen with ample storage, and a central bathroom, this property caters to practicality and is ideal for savvy investors. It promises a dual income return in a sought-after location, just moments away from Broadmeadows Shopping Centre, train station, medical facilities, childcare centres, schools, and recreational reserves.

- Spacious 3-bedroom main residence
- Additional 1-bedroom self-contained bungalow for added versatility
- Land Allotment size approx. 599sqm
- Generously sized lounge room for relaxation and entertainment
- Well-equipped open-plan kitchen with storage options
- Central bathroom ensuring convenience for all occupants
- Appealing to savvy investors seeking lucrative opportunities
- Potential for dual income, offering a steady return on investment
- Conveniently located near Broadmeadows Shopping Centre and train station
- Proximity to medical facilities, childcare centres, schools, and recreational reserves for added lifestyle convenience