

**56 Croydon Avenue, Croydon, NSW 2132**

**RICH&OLIVA**

**Sold House**

Monday, 4 September 2023

56 Croydon Avenue, Croydon, NSW 2132

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 4**

**Area: 530 m2**

**Type: House**



Marco Errichiello



Matthew Nolan  
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**\$2,100,000**

Roll up your sleeves and give this magnificent residence the revitalisation it deserves, sitting in a prime Croydon position on a large 531sqm (approx.) allotment. Perfect for the creative renovator or builder with no heritage or conservation overlays, its distinguished layout provides an array of options for a vibrant family future. A flexible layout features soaring ceilings, ornate fireplaces, decorative mouldings and funky vintage tones throughout its traditional bounds, offering up to four spacious bedrooms served by two bathrooms. An open-plan living and dining area is flanked by a rich timber kitchen with modern cooking appliances, ensuring easy living while the imagination dreams up the home's next lease on life. Aesthetically pleasing classic attributes lend marvellously to a bespoke renovation that makes the most of its unique layout and elevated setting, while its relatively flat lot is primed for an extension or a dream home build (STCA) in a location revered for its convenience and family-oriented lifestyle, moments from Croydon Stations, Ashfield Mall, Ashfield Aquatic Centre, Croydon Park Public School and De La Salle College. Inspect: Saturday 2:00-2:30pm Auction: 7th October, 2023 @ 2.30pm