

604 Ligar Street, Soldiers Hill, Vic 3350



House For Sale

Friday, 5 April 2024

604 Ligar Street, Soldiers Hill, Vic 3350

Bedrooms: 3

Bathrooms: 1

Area: 956 m2

Type: House



Mark Williams
0418363633



Tracey Holmes
0407825045

\$550,000 - \$600,000

Discover the potential of this fantastic property located at 604 Ligar Street in Soldiers Hill. Situated on a spacious 956m² block, this property offers an array of possibilities for investors, developers, or homeowners looking for a project to transform into their dream residence.

Key Features:

- Prime Location:** Nestled in the vibrant Soldiers Hill neighborhood, this property enjoys proximity to essential amenities including schools, cafes, bars, restaurants, and the CBD. The nearby railway station ensures convenient access to public transportation for easy commuting.
- Generous Block Size:** Spread across a sizable 956m² block, this property presents an excellent opportunity for development or subdivision (STCA). With ample space available, there's potential to capitalize on this prime real estate and maximize returns.
- Versatile Living Space:** The existing residence features 3 bedrooms, 1 bathroom, and spacious living area. Opportunities are endless for this ideal canvas for renovation, extension, or simply moving in and enjoying the existing charm.
- Large Rear Deck:** Enjoy outdoor living at its finest with a large rear deck area overlooking the extensive backyard. Perfect for hosting gatherings or simply relaxing and taking in the serene surroundings, this outdoor space adds to the property's appeal.
- Development Potential:** Explore the possibilities for development or subdivision (STCA) to capitalize on the property's size and location. With the right vision and planning, this could be an excellent investment opportunity for savvy buyers.
- Close to Amenities:** Benefit from the convenience of living close to essential amenities, including schools, shops, dining options, and entertainment venues. Everything you need is within easy reach, enhancing your lifestyle and convenience.

Don't miss out on this exciting opportunity to secure a property with development potential in the heart of Soldiers Hill. Whether you're an investor, developer, or homeowner, there's endless potential to create something truly special at 604 Ligar Street. Contact us today to arrange a viewing and start exploring the possibilities this property has to offer.