

**67 John Street, Glenroy, Vic 3046**



**House For Sale**

Thursday, 1 February 2024

67 John Street, Glenroy, Vic 3046

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 7**

**Area: 697 m2**

**Type: House**



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**\$750k - \$825k**

Welcome to 67 John Street, Glenroy! Nestled on a generous allotment of approximately 697m<sup>2</sup>, this charming single-level family home boasts a rare feature: a spacious 4-car garage, ideal for car enthusiasts or those in need of ample storage space. Featuring three bedrooms, this residence presents a wonderful opportunity for families seeking a comfortable living space. Whether you're eager to move in immediately or envisioning a renovation project, this property offers versatility and potential. With the option to renovate to your taste or embark on the journey of building your dream home, the possibilities are endless. Investors and developers will also find promise in this property, with potential for rental income or development opportunities (STCA). Conveniently located in a sought-after locale, residents will enjoy proximity to local schools, shops, cafes, parklands, and transport options, ensuring a lifestyle of ease and convenience. Don't miss the chance to make 67 John Street your new address in Glenroy! Make your move today - Contact C+M Residential.. 'Helping You Find Home.'

**THE UNDENIABLE:** • Brick Single Level House • Built-in 1970s approx. • Land size of 697m<sup>2</sup> approx. • Building size of 16sq approx. • Foundation: Stumps

**THE FINER DETAILS:** • Kitchen with S/S 900mm Whirlpool appliances, ample benchtops, breakfast bench, cupboard space, tiled splash back, finished with tiled flooring • Sizeable open-plan meals & living zone with timber flooring • 3-Bedrooms with mirrored robes & timber flooring • 1-Bathroom with shower, bathtub, single vanity, combined toilet & tiled flooring • Laundry with single trough. Second toilet • Electric wall heating, air-conditioner, split system, plus ceiling fans • Additional features include day & night roller blinds, solar panels, security alarm system, plus more • Opposite parklands, large allotment with covered pergola, established gardens, trees, garden beds, lawns & garden shed • 4-car garage, carport, plus driveway for additional parking • Potential Rental: \$580 - \$620 p/w approx.

**THE AREA:** • Close to East St & Sydney Road shopping & café strip. Gowrie, Fawkner & Glenroy train station, & bus hub • Surrounded by parks, reserves & schools, plus Northern Golf Club • Only 12.5km from the CBD with easy City Link, Ring Road, & airport access • Zoned Under the City of Merri-bek - Neighbourhood Residential Zone

**THE CLINCHER:** • A four-car garage? What an incredible bonus! • A single-level home situated in a family-friendly locale.

**THE TERMS:** • Deposit of 10% • Settlement of 30/45/60 days

Secure your **INSPECTION** Today by using our booking calendar via the **REQUEST INSPECTION** button... \*All information about the property has been provided to C+M Residential by third parties. C+M prides itself on being accurate, however, has not verified the information and does not warrant its accuracy or completeness. Parties should make and rely on their own inquiries in relation to this property.

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