

# 7 Coatsworth Avenue, St Leonards, Vic 3223

## House For Sale

Friday, 5 April 2024



7 Coatsworth Avenue, St Leonards, Vic 3223

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 735 m2**

**Type: House**



Bailey Grace  
0352571778



Luke Campbell  
0352571778

**\$695,000-\$750,000**

This character-filled home boasts an expansive 735m<sup>2</sup> (approx.) allotment, a sought-after location and ample potential. Suited to first home buyers, holiday makers or developers this is an opportunity not to be missed. The original three-bedroom home exudes charm and potential, awaiting your personal touch to transform it into a modern masterpiece. With three bedrooms and a north facing living room, there's ample space to reconfigure and customise to your liking. Beyond the home, discover a large double shed accessible from the front of the property via the long driveway, providing convenient storage for vehicles, tools, and all your belongings. The spacious backyard beckons with endless possibilities, offering plenty of room for outdoor entertainment, gardening, or even expansion or subdivision (STCA). Situated in a prime location, just a short 1km approx. walk to the beach and St Leonards retail hub, this property promises a convenient lifestyle with all amenities within easy reach. A property that deserves inspection!