

**9-13 Joyce Avenue, Greensborough, Vic 3088**



**House For Sale**

Friday, 3 May 2024

9-13 Joyce Avenue, Greensborough, Vic 3088

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1691 m2**

**Type: House**



Ryan Buckingham  
0423506187



Stuart Buckingham  
0411743336

**\$1,800,000 - \$1,900,000**

Sale by Tender Closing Tuesday 4th June at 6pm (unless sold prior) A tranquil family retreat set on 1691m<sup>2</sup> just metres from the train station and central Greensborough - PLUS plans, permits and drawings for a 4-dwelling development. What an opportunity! Currently on site is a 4-bedroom home with 2 living zones, beautifully updated kitchen, study, 2.5 bathrooms and double garage, along with vast entertainer's deck, solar IG pool views to Plenty River reserve ample space for vehicles on site. All the groundwork is done (including endorsed plans and engineering drawings) for 4 side by side 2-storey homes - each with 4 bedrooms, 3.5 bathrooms, double garage and 2 living zones. Whether you opt to invest, develop or occupy - this is an opportunity that cannot be missed

Features: Stunning home designed by Architect Neil Blyth  
Spacious 4-bedroom riverside home on 1691m<sup>2</sup> in central Greensborough  
Plans/permits/drawings approved for a 4-dwelling development  
New homes to be sited side by side, and will include: 4 bedrooms, 3.5 bathrooms, 2 living zones, double garage  
Quality kitchen with walk-in pantry, dual master suites and more  
Sideway access for cars, boats, utes, caravans etc