

9 Emma Road, Croydon, Vic 3136



House For Sale

Thursday, 15 February 2024

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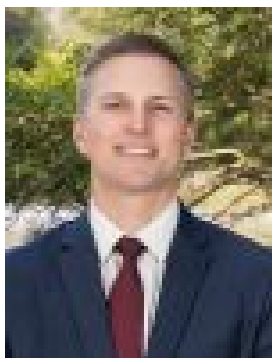
Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 1073 m2

Type: House



Daniel Bolton



Paul Beagley
0424185344

\$650,000 - \$715,000

Nestled in a peaceful cul-de-sac location with parks, public transport, and a host of lifestyle amenities an easy stroll away, this prime piece of real estate presents a remarkable prospect to turn your dreams into reality. Resting on an expansive 1,073sqm (approx.) with a wide 20m+ frontage it offers a multitude of buyers the opportunity to truly unlock the unlimited potential in this large parcel of land. Whether you envision renovating the existing floor plan into a modern family abode, knockdown the current dwelling and build your dream home from scratch or embark on a multi-unit development project (STCA), this property caters to your every ambition. The original floorplan comprises of three spacious bedrooms including master with walk-in robe and ensuite, two bathrooms, multiple living zones and a central kitchen. Active people will love the central location with easy access to multiple parks, reserves and sporting fields including Silcock Reserve, Adams Reserve, Croydon Park and Town Park, and the vibrant cafés, bars, and restaurants along Croydon Main Road.* Huge 1073sqm (approx.) allotment opposite Silcock Reserve* Fantastic opportunity to renovate or rebuild dream home (STCA)* Opportunity to build multiple townhouses (STCA)* Currently a spacious 3-bed, 2-bath home* Close to shops, schools, and recreation reserve* Fantastic future investmentDisclaimer: While all care has been taken by Fletchers Maroondah and its third party providers to ensure all information above is true and correct, Fletchers Maroondah and its third party providers are not responsible for, and expressly disclaim all liability for, damages of any kind arising out of the use, reference to, or reliance on any information contained within the above property description. Prospective purchasers are advised to make their own enquiries with respect to the information that is passed on. Fletchers Maroondah will not be liable for any loss resulting from any action or decision by you in reliance on the information.