

**1 Glen Road, Ashburton, VIC, 3147**



**House For Sale**

Saturday, 14 September 2024

1 Glen Road, Ashburton, VIC, 3147

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## Charming Double Brick Corner Clinker

Nestled in the heart of a leafy family neighborhood, this classic double clinker brick period home offers an exceptional opportunity for families, renovators, and developers alike. Positioned on a generous 692m<sup>2</sup> (approx.) corner allotment, the property features three spacious bedrooms, a walk-through study, and two bathrooms, all while maintaining its timeless charm. The updated kitchen seamlessly integrates modern convenience, making this home move-in ready, while the north-facing rear yard bathes in sunlight, perfect for outdoor living or future expansion.

The home's large block presents an ideal blueprint for those looking to extend, rebuild, or develop (STCA), with its prime corner position enhancing its appeal. Situated within walking distance to a variety of amenities, including East Malvern and Darling Stations, the Belgrave Road Shops, Malvern Valley Golf Course, Solway Primary, and the serene Gardiner's Creek trails, the location offers everything needed for a vibrant and connected lifestyle. Whether you're seeking a family haven, a renovation project, or a development opportunity, this property is rich with potential and possibilities.

### Key Features:

- Double clinker brick period home on 692m<sup>2</sup> (approx.) corner allotment
- Three bedrooms, walk-through study, and two bathrooms
- Modernized kitchen with contemporary finishes
- North-facing rear yard capturing all-day sun
- Walking distance to stations, local shops, trails and schools

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