

# 10 Manfred Street, Watsonia, Vic 3087



## House For Sale

Sunday, 23 June 2024

10 Manfred Street, Watsonia, Vic 3087

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 648 m2

Type: House



James Goulopoulos  
0397655500



Alex Aparo  
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**\$800,000 - \$850,000**

Immaculately presented with polished timber floors, this appealing home steps from Gabonia Avenue Reserve and Elder Street playground offers buyers the chance to write the next chapter. The radiant living and dining room welcome you inside, while an adjacent kitchen makes serving meals a breeze, featuring stone benchtops, a gas cooktop and dishwasher. Accommodation includes three bedrooms, serviced by a modern family bathroom with a rain shower and dual basin vanity. Highlights include a gas space heater, split system air conditioning, a double carport, and a double garage. Poised on approx. 644sqm of land, there is the option to live in, lease out, build your dream home or a pair of modern townhouses (STCA). In a family-friendly locale, walking distance from Watsonia Village and Train Station, Diamond Village, zoned for Watsonia Primary School and Greensborough College, and close to Greensborough Plaza, La Trobe University, and numerous recreational facilities.