

**12 Stephens Avenue, Springvale, VIC, 3171**



**Sold House**

Monday, 26 August 2024

**12 Stephens Avenue, Springvale, VIC, 3171**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Johnny Nguyen  
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## **DREAM BIG AND REIMAGINE THIS VALUABLE 580m<sup>2</sup> BLOCK!**

Ready for redevelopment, this modest home, set on a perfectly rectangular 580m<sup>2</sup> block (approx.), offers immense potential for buyers and investors eager to capitalise on its land and location value. Positioned in a highly sought-after neighbourhood, the allotment provides significant design options for a knock-down rebuild of your dream home or a luxurious dual-living residential development (STCA).

Ensuring the utmost convenience, the property is within walking distance of Coles, various specialty stores, local eateries, medical clinics, a reliable bus network, Warner Reserve, Springvale Rise Primary School, and St John Vianney's Primary School. It also boasts proximity to Wellington Secondary College, Minaret College, Monash University, Springvale Central, Springvale Homemaker Centre, M-City Shopping Centre, and Waverley Gardens Shopping Centre. Residents here have easy access to transport links, including Springvale Station, Princes Highway, and the M1 Freeway.

Currently presented as a three bedroom, one bathroom home in original condition, with a large back garden and a lock-up garage. The epitome of luxurious living awaits. Enquire today, secure the keys, and explore the myriad of possibilities that lie ahead for number 12 Stephens Avenue.