

**17 Hanke Road, Doncaster, Vic 3108**

**Nelson Alexander**

**House For Sale**

Wednesday, 10 July 2024

**17 Hanke Road, Doncaster, Vic 3108**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Tao Sheng  
0422755345



Cameron Ingram  
0398548888

## **Auction \$1,190,000 - \$1,300,000**

Exciting possibilities await within in an unparalleled location of modern convenience and connectivity! Defined by large proportions and exemplifying the notion of “good bones”, this much-loved family home on an impressive 651m<sup>2</sup> allotment (approx.) presents a multitude of viable future options through renovation, development, or new home build (STCA). Immediately comfortable accommodation delivers on retro authenticity and modern enhancements, featuring a well-appointed kitchen with abundant storage space, stainless steel gas hotplates, and an electric oven. Three robed bedrooms are serviced by a central bathroom with separate bath, and a generous lounge room adjoins the kitchen and sunroom. Add to this, ducted central heating, split system cooling, elegant timber floorboards and single garage/storeroom with extra off-street parking via driveway. Brilliantly positioned, with proximity to Westfield Shopping Centre, efficient public transport, Hanke Road Reserve, local schools, parklands, and easy access to the Eastern Freeway linking into the heart of the Melbourne CBD. A unique opportunity for both family success and rewarding growth prospects for smart investors, offering all the hallmarks of sought-after real estate: position, proportions, and incredible potential. Sure to impress and certainly not to be missed!