

**18 Agnes St, Noble Park, VIC, 3174**

**House For Sale**

Sunday, 8 September 2024



**18 Agnes St, Noble Park, VIC, 3174**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 4**

**Type: House**



Harvey Nhan  
0432558881

## **Lucky Number 18 with Potential Multi Unit Development 941m2 approx.**

Positioned on rectangular block with wide frontage means its blessed new owner can benefit from on this seldom seen residential land in sought after location.

This three-bedroom brick veneer home with the land size of approximate 941 Sqm (Approx) presents a money-making opportunity.

This solid home is well located with just a short distance from Noble Par station, and nearby Aquatic Centre. Consist of 3 generous bed rooms, spacious Lounge/ living room, kitchen with meals area, central bathroom, separate laundry and toilet. Outside you will see a long double garage and a huge backyard ready for subdivision (STCA).

Property highlights include: Reverse cycle air condition, hybrid floor board in Lounge room carpets to all bedrooms, a shed, and off-street parking.

Ideally located within short distances from Springvale shopping centre, a short drive to Monash University. This home is also conveniently with walking distance to St Anthony Primary school, and quick access to highway/Eastlink and major freeway.

This an exciting opportunity for astute investors and developers, to explore the possibilities on offer.

Contact Harvey Nhan to arrange an inspection 0432 558 881

Note: ID required at open for inspections!

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