

**19 Woodville Road, Mooroolbark, Vic 3138**



**House For Sale**

Wednesday, 19 June 2024

19 Woodville Road, Mooroolbark, Vic 3138

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 926 m2**

**Type: House**



Warren Paas  
0411558994



Maeghan Blezard  
0491981105

**\$780,000 - \$850,000**

GRAND OPENING - Sat 22nd June 11:00am - 11:30am This beautifully maintained three-bedroom home is a true gem, filled with natural light and offering substantial potential for future subdivision (STCA). Situated on a generous 926sqm (approx.) block, it provides ample space for children, pets and even the possibility of constructing a new home at the rear (STCA). The traditional layout of the home has been meticulously cared for, featuring a spacious living area that adjoins the dining room, both of which offer views of the expansive front and back gardens. Rich hardwood floors in the living room add a warm and inviting contrast to the space. The residence includes three bright and sunny bedrooms which share a central bathroom, a separate toilet and a laundry conveniently located off the kitchen. The large alfresco area overlooking the backyard is perfect for family barbeques and outdoor entertaining. Additional features include split system air conditioning in the living room, ducted heating throughout, double garage with a workshop, plenty of off-street parking and side access for trailer/caravan parking. This property is not only ideal for immediate comfortable living but also holds exciting potential for future development. Noel Jones Real Estate has taken every precaution to ensure the information contained herein is true and accurate, however accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.