

57 Ellt Crescent, Noble Park, VIC, 3174



House For Sale

Thursday, 22 August 2024

57 Ellt Crescent, Noble Park, VIC, 3174

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Type: House

Subdivision Potential (STCA) Sitting on a Huge 768m2 Rectangular Block of Prime Land.

Calling all investors and developers alike. If you are looking for your new project, look no further. Proudly presenting this solid 4 bedroom brick home on a massive 768m2 of prime rectangular land. This rare opportunity on offer suits someone looking for a subdivision potential to build multiple townhouses/units or perhaps a full renovation to bring this family home to its previous glory.

Highlighting:

- 4 large bedrooms with spacious dining/living area and separated kitchen space
- Solid brick home
- Huge 768m2 of prime rectangular land with subdivision potential (STCA)
- Large undercover carport accompanied with lock up secured garage
- Mechanic's pit in the garage
- Other features includes handmade slate wall fireplace, Long Island bench in huge kitchen, walk in pantry and a large laundry
- Located perfectly with plenty of amenities throughout

Amenities such as Springvale Central, Noble Park shops, Sandown Park Hotel, The Good Guys Springvale, Harrisfield Primary School, Noble Park Secondary College, South Eastern Private Hospital, Ross Reserve, Noble Park Aquatic Centre, Parkfield Reserve Playground, Noble Park train station, Sandown Park train station, bus stops and much more!

For all enquiries and inspections, please contact Dinesh Raghu on 0431 131 157 or David Phua on 0401 803

Chattels NOT Included: Some light fittings (please contact agent for more info)

Deposit: 10%

Preferred Settlement Terms: 30, 45, 60 days.

Potential Rental Return: \$410 per week (approx.)

Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary, to satisfy themselves of any pertinent matters.