

62 Edinburgh Street, Clayton, Vic 3168

House For Sale

Tuesday, 25 June 2024

62 Edinburgh Street, Clayton, Vic 3168

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 994 m2

Type: House



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Private Sale | Contact Agent

Set on a sensational 994sqm approx. block, with an additional 284sqm approx. of land (for use under a five-year renewable licence), the total land size of 1,278sqm approx. is certain to catch the attention of multi-unit developers, investors and families keen to capitalise on its proximity to Monash University Clayton Campus (including the John Monash Science High School for high performing students), the Monash Technical Precinct, Monash Medical Centre and Children's Hospital, Victorian Heart Hospital, Clayton shops and local transport. Catering for those with a long-term vision, the existing home is both functional and comfortably appointed, and could easily be leased out, while plans for the future are considered. A draft plan drawn by the owner is available upon request. Property Highlights:

- Master bedroom featuring built-in robes, desk and an adjoining study/nursery.
- Three further bedrooms; one boasting built-in robes.
- Skylit family bathroom, separate toilet, 2nd bathroom with toilet plus a full-sized laundry.
- Private lounge room, accompanied by a kitchen and meals zone equipped with stainless steel appliances.
- Deep backyard, inspiring obvious consideration for a future subdivision or retain and build scenario (STCA) in this booming suburb.
- Further enhanced by ducted heating, split system air conditioning, garden shed plus a detached double garage.

Local Attractions:

- Stroll to Monash Uni and Monash Medical Centre.
- Walk to Clayton Road shops and restaurants and Clayton Train Station.
- Close to M-City Shopping Centre, Ikea and top schools.
- Nearby major road arterials.