

Olive Grove, Mentone, VIC, 3194



House For Sale

Thursday, 22 August 2024

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Bedrooms: 4

Bathrooms: 2

Parkings: 3

Type: House

Large Allotment spanning on approx 1,137 sqm

Introducing an exceptional opportunity from TAP Co.: a generously sized, flat block nestled in the highly sought-after area of Mentone.

Whether you're a savvy builder seeking your next project or an aspiring homeowner dreaming of Bayside living, this property offers something truly special. Here's what sets this property apart:

For the Builder Developer:

Rare Gem: A sprawling single block spanning 1,137sqm with an impressive 18-meter frontage, providing ample space for development (STCA).

Prime Location: Just a short distance from Mentone Beach and within walking distance to Thrift Park Shopping Centre, making it an ideal location for a residential project.

Development Realisation: A town planning permit application is in progress, offering endless possibilities for crafting luxury bayside residences.

Exclusive Offering: This off-market gem is available exclusively through TAP Co., ensuring a competitive edge in the market.

For the Owner Occupier:

Bayside Haven: Situated in Mentone, this property seamlessly blends coastal charm with modern living conveniences, providing an idyllic setting for your dream home.

Elegantly Renovated: The existing residence has been tastefully renovated, boasting top-notch fixtures and features such as 4 bedrooms with built-in robes, a study, 2 living areas, a butler's pantry, and a covered decked patio, offering comfort and style for discerning homeowners.

Flexible Settlement: Benefit from a long settlement option tailored to your needs, ensuring a smooth transition into your new home.

For a comprehensive overview and to explore further, please visit [\[link\]](#) for access to town planning drawings (S.T.C.A.) and the Expression of Interest form.

Expression of Interest:

Seize this remarkable opportunity by submitting your Expression of Interest before May 17th, 2024, at 2 PM. Whether you're a builder-developer or an owner-occupier, our dedicated team at TAP Co. is here to assist you every step of the way. Let's turn your vision into reality.

Inspection by appointment only. Thank you for considering TAP Co.