

14 Huon Park Road, Cranbourne North




## Prime Development Opportunity in High-Growth Pocket of Cranbourne North (STCA)

Positioned in one of Cranbourne North's most sought-after and rapidly evolving pockets, this exceptional property presents an outstanding opportunity for investors, developers, and forward-thinking buyers looking to capitalise on strong future growth.

Set on a massive allotment of approximately 1,976m<sup>2</sup>, this substantial 3-4-bedroom family home offers immediate liveability while unlocking enormous potential for redevelopment (Subject to Council Approval). Whether you are considering a multi-unit development, townhouse project, or exploring alternative uses such as shared accommodation, childcare or kindergarten facilities, or even a medical centre (STCA), the possibilities here are truly extensive.

The existing residence is well-proportioned and versatile, featuring:

- 4 generous bedrooms
- 2 bathrooms for family convenience
- Two expansive living zones, ideal for large families or dual-occupancy flexibility
- A paved outdoor entertaining area

3  2  8 

**FOR SALE**  
\$1,820,000 to \$2,000,000

**VIEW**  
By Appointment

**AGENTS**  
Darren Saxon  
0418 341 722  
darren.saxon@ljhcasey.com.au

**AGENCY**  
LJ Hooker Hampton Park  
(03) 9702 8388

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Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

- Extensive garaging and shedding, perfect for trades, storage, or additional income streams

What truly sets this property apart is its unbeatable location within a high-growth corridor, surrounded by ongoing residential redevelopment and infrastructure expansion. Convenience is second to none, with everything you need just moments away, including:

- Walking distance to train station and public transport
- Close proximity to major shopping hubs including Woolworths and Bunnings
- Easy access to popular retail outlets such as Panda Mart and Officeworks
- Nearby parks, playgrounds, and sporting facilities
- A selection of quality primary and secondary schools
- Seamless connectivity to Melbourne CBD and major arterials

With land of this size becoming increasingly rare in such a premium and well-connected location, this is a golden opportunity to secure a high-performing asset with exceptional upside. The vendor is also open to long term settlements.

Invest, develop, or landbank - the choice is yours, but opportunities like this won't last long, call Darren Saxon for further information.

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## **MORE DETAILS**

Property ID	47YTVFHE
Property Type	House
Land Area	1976 m2
Including	Dishwasher

### **Darren Saxon 0418 341 722**

Sales Agent / Licensed Estate Agent | [darren.saxon@ljhcasey.com.au](mailto:darren.saxon@ljhcasey.com.au)

### **LJ Hooker Hampton Park (03) 9702 8388**

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