



28 - 30 Wilma Avenue, Dandenong

A Landmark Dual-Property Offering with Scale, Flexibility & Outstanding Redevelopment Potential **AVAILABLE TO BE PURCHASED TOGETHER OR INDIVIDUALLY**

Positioned in one of Dandenong's most strategically located residential pockets, this exceptional offering presents a rare opportunity to acquire two neighbouring properties on separate titles, available to be purchased together or individually, delivering remarkable flexibility for owner-occupiers, investors and developers alike.

28 Wilma Avenue Dandenong price : \$780,000 - \$850,000

30 Wilma Avenue Dandenong price : \$880,000 - \$950,000

OFFERS WELCOME

Together, 28 and 30 Wilma Avenue, Dandenong comprise an expansive combined landholding of approximately 1,587sqm, creating a substantial footprint that is increasingly difficult to secure within an

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FOR SALE

\$1,590,000 - \$1,749,000

VIEW

Sat 21st Feb @ 12:00PM - 12:30PM

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established metropolitan setting.

This unique proposition offers immediate liveability and rental appeal today, while unlocking significant long-term upside through future redevelopment or land-banking strategies (STCA).

Two Homes. One Strategic Holding.

Each residence occupies its own allotment and functions independently, allowing buyers to tailor their approach-whether retaining both homes, occupying one while leasing the other, or planning for future redevelopment in line with council requirements.

28 Wilma Avenue Dandenong features a practical and well-balanced floor plan, offering multiple living zones, three bedrooms, a dedicated study, two bathrooms and generous internal spaces designed for comfortable family living. A large garage, extensive driveway access and a substantial rear yard further enhance functionality, while the scale of the land provides clear future scope.

30 Wilma Avenue Dandenong presents a warm and functional home with three bedrooms, a central bathroom, spacious family and dining zones, and seamless flow to a covered pergola-ideal for outdoor living. Surrounded by established greenery and expansive lawn areas, the property enjoys a strong sense of privacy, complemented by a carport, additional off-street parking and excellent access.

With a combined land size of approximately 1,587sqm, the site offers compelling redevelopment potential, subject to council approval. The scale, configuration and location support the opportunity to pursue a multi-dwelling development, including the potential to construct a minimum of six units or townhouses, making this an outstanding prospect for developers seeking their next project in a high-growth urban centre.

Such large, consolidated landholdings within established suburbs are becoming increasingly scarce, further strengthening the long-term value proposition of this offering.

Located within the broader Dandenong activity centre, the area continues to benefit from substantial government and private investment focused on urban renewal, infrastructure upgrades, transport connectivity and employment growth. Ongoing improvements to the CBD, civic precincts and surrounding amenities are reinforcing Dandenong's role as a major metropolitan hub in Melbourne's southeast.

This sustained focus on revitalisation enhances the appeal of securing land within close proximity to the CBD, public transport, shopping, education and essential services-key fundamentals underpinning long-term capital growth and development demand.

A rare opportunity of scale, flexibility and future promise. Whether you are seeking a strategic land acquisition, a development project, or a long-term investment in one of Melbourne's evolving urban centres, 28 & 30 Wilma Avenue, Dandenong represent an offering of exceptional potential and enduring value.

AVAILABLE TO BE PURCHASED TOGETHER OR INDIVIDUALLY !!!

DISCLAIMERS:

Every reasonable effort has been made to ensure the accuracy of the information provided; however, neither the vendor, agent, nor agency makes any representation or warranty as to its completeness or correctness.

The floor plans provided are for illustrative purposes only and should

be treated as such. No liability is accepted for any inaccuracies or omissions in the details or dimensions represented.
As the property may be subject to private inspections, the sale status could change prior to scheduled Open Homes. Prospective buyers are advised to verify the current availability of the property before attending any inspection.

MORE DETAILS

Property ID	9JBHWR
Property Type	House
Land Area	1587 m ²
Including	
	Ensuite
	Built-in-Robes
	Area Views
	Car Parking - Surface
	Carpeted
	Close to Schools
	Close to Shops
	Heating
	Kitchenette



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Floor Plan



LJ Hooker



28 Wilma Avenue, Dandenong

* Dimensions are approximate and for illustrative purposes only

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**