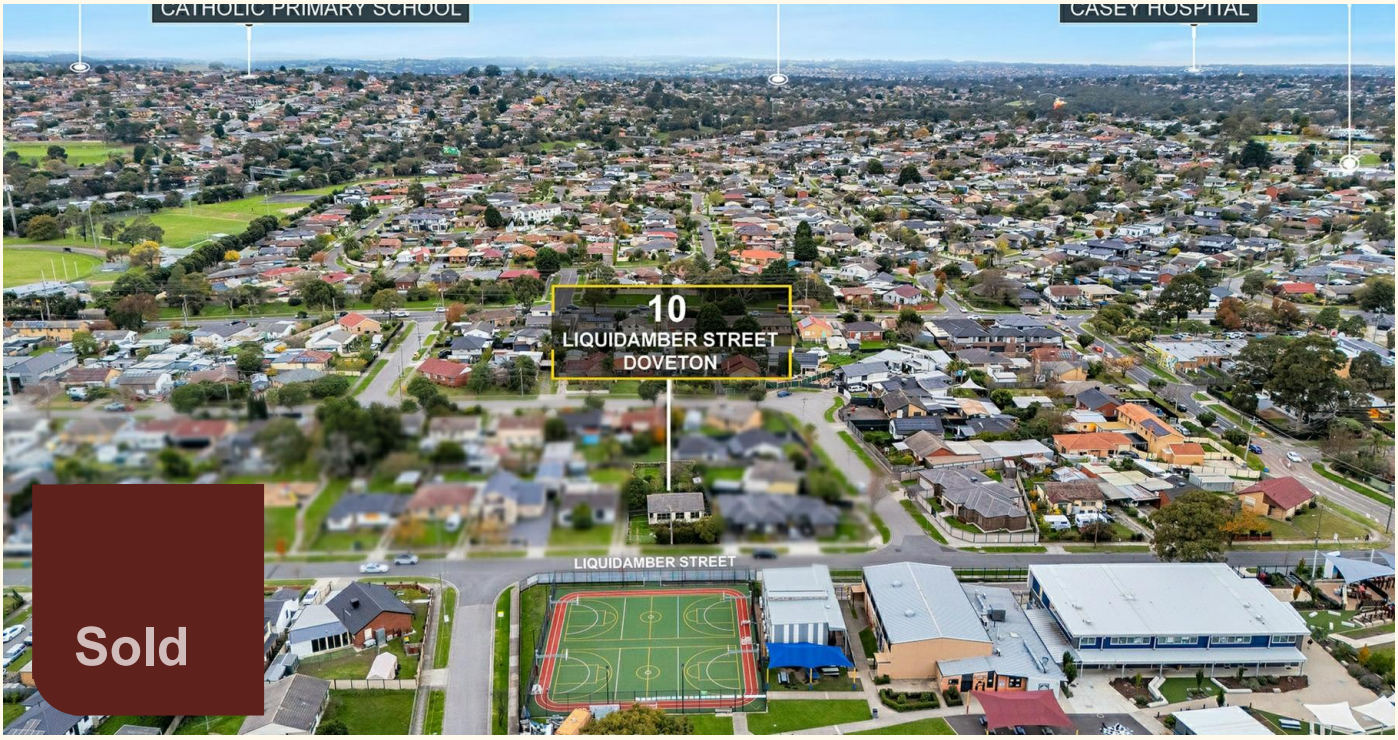
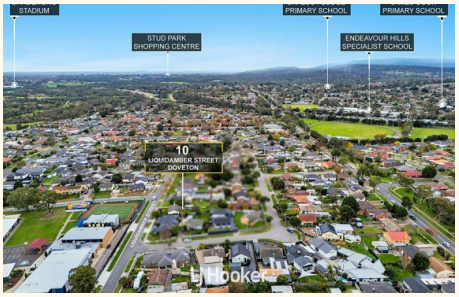








10 Liquidamber Street, Doveton

3 1 1

Approved Dual-Townhouse Development Opportunity on 632sqm

Positioned on a substantial 632sqm allotment with an impressive 18.3m frontage, this outstanding development opportunity presents approved plans for two luxury double-storey townhouses, offering developers, builders and investors the chance to fast-track their next project in a well-established and highly convenient Doveton location.

The approved design showcases two contemporary residences, each thoughtfully planned to deliver approximately 34.8 squares of premium living space. Designed with modern family lifestyles in mind, both homes feature four bedrooms, including two master suites with walk-in robes and ensuites, multiple living zones, dedicated studies, balconies, alfresco entertaining areas, and single garages with additional tandem parking.

The ground floor offers expansive open-plan living and dining areas, modern kitchens with walk-in pantries, formal living rooms, powder rooms and seamless indoor-outdoor integration through covered alfresco spaces. Upstairs, residents will enjoy additional rumpus rooms, study areas, well-proportioned bedrooms and private

FOR SALE
$600,000 - $660,000

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Interested parties must rely solely on their own enquiries.

balconies, creating a versatile floorplan suited to growing families and owner-occupiers alike.

Adding further appeal, the site benefits from an approved layout that maximises private open space, excellent natural light and practical street presence, while maintaining strong neighbourhood compatibility. The existing dwelling can be demolished, allowing construction to commence without the lengthy and uncertain planning approval process.

Conveniently located within walking distance of Ilim College Doveton Campus and close to James Cook Primary School, Dandenong Square Shopping Centre, Dandenong Hospital, public transport and major arterial roads including Princes Highway and Power Road, the location continues to attract strong demand from both owner-occupiers and investors.

Whether you're an experienced developer seeking your next project or an investor looking to capitalise on a permit-approved opportunity, this is a rare chance to secure a ready-to-go development site with significant future potential.

Key Features
- Approx. 632sqm allotment
- Approved plans for two luxury double-storey townhouses
- Each townhouse is designed with 4 bedrooms, a study and multiple living zones
- Two master suites per residence
- Alfresco entertaining areas and balconies
- Single garage plus additional tandem parking for each dwelling
- No waiting for planning approval
- Excellent location close to schools, shops, transport and major road networks
- Outstanding development and investment opportunity

Enjoying a convenient and family-friendly position, the property is located within walking distance of Ilim College Doveton Campus and only moments from James Cook Primary School. Dandenong Square Shopping Centre and Dandenong Hospital are both approximately 1.8km away, while Dandenong Train Station is within easy reach at approximately 2.5km. With excellent access to Princes Highway and a wide range of local shops, schools, public transport and everyday amenities, the location offers outstanding convenience for future residents and strong appeal for developers and investors alike.

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.
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MORE DETAILS

Property ID	A2XHWR
Property Type	House
Land Area	632 m2

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