

**SOLD**

7 Second Ave Melton South VIC

LJ Hooker



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## Melton South, 7 Second Avenue

Prime Corner Block Property with Great Potential

This exceptional corner block property offers an opportunity you don't want to miss! Making it a prime opportunity for potential buyers or investors. Comprising of 3 generous size bedrooms, cosy living and well-appointed kitchen and meals area.

### Key Features:

- Dual Street Access: With 2 driveways, this property enjoys greater accessibility, ideal for multiple entry points, additional parking, or future development (S.T.C.A.)
- Spacious Land Area: Offering an expansive 530sqm approx. land.
- Prime Location: Conveniently located within walking distance to essential amenities such as to Melton South Train Station, schools, parks, shopping centres bus stops and more!
- Outdoor Pergola: Step outside to the covered pergola area, perfect for year-round outdoor dining with outdoor oven, entertaining, or simply relaxing while enjoying the view of the backyard. The pergola offers a great space for BBQs, gatherings, or peaceful afternoons.
- Parking and Storage: The property includes a single-car garage and additional off-street

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**Disclaimer:** 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.

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**For Sale**  
\$470,000-\$510,000

**View**  
[ljhooker.com.au/2TVHXV](http://ljhooker.com.au/2TVHXV)

**Contact**  
**Zoe Crooks**  
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**LJ Hooker Bacchus Marsh**  
**(03) 8797 5588**

parking, offering convenient space for vehicles and storage.

Whether you're looking to move or looking for a great investment, this home is for you!

Contact Zoe Crooks on 0426 796 001.

DISCLAIMER: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.

Please see the below link for an up-to-date copy of the Due Diligence Check List:

<http://www.consumer.vic.gov.au/duediligencechecklist>

## More About this Property

<b>Property ID</b>	2TVHXV
<b>Property Type</b>	House

### Zoe Crooks 0426 796 001

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### Anuj Narwal 0410 120 588

Director | [anuj.narwal@ljhmelton.com.au](mailto:anuj.narwal@ljhmelton.com.au)

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The site plan and floor plan are not to scale. Measurements are indicative and in metres. Bushes and trees are place for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries.



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