

APPROVED PERMIT
New dwelling
4-bedroom double storey

The existing home

Image for illustration

For Sale



3



1



1



594.0m2

Corner Block Opportunity - Keep existing home & with

A rare opportunity awaits in the heart of Springvale! Positioned on a prominent corner block at 16 Lucian Avenue, this well-maintained home comes with an approved permit to build a brand-new 4-bedroom double storey residence with separate access from Mary Street, while retaining the existing dwelling for immediate living or rental income.

Set on a generous approx. 594sqm rectangular allotment, this property offers exceptional flexibility and strong future upside - perfect for homeowners, investors, or developers looking to maximise capital growth.

Live in, rent out, or develop - the choice is yours.

Key highlights:

- Approved permit for architect-designed 4-bedroom

PRICE

\$1,050,000 - \$1,155,000

ADDRESS

16 Lucian Avenue, Springvale, VIC 3171

AGENTS

Harvey Nhan - 0432558881

harvey.nhan@professionalsnoblepark.com.au

Vinh (Brian) Huynh - 0431485034

vinh.huynh@harcourts.com.au

Professionals Noble Park - Springvale - Keysborough

30 Douglas Street, Noble Park Victoria 3174

0385553828

www.professionalsnoblepark.com.au/1410216



Every precaution has been taken to establish accuracy of the information but does not constitute any representation by the vendor or real estate agent. You should make your own enquiries as to its accuracy.

