



6 Audrey Street SPRINGVALE

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## Solid Home with Possible Development!

Located in a highly sought after pocket of Springvale, where you are literally on top of the town and set a large rectangular allotment measuring 730m2 (approx). Only few doors away to Springvale Heights Primary School, walking distances to Coles Shopping Complex, easy access to princess Hwy, public transportation is right at hand and minute drive to Springvale Train Station and all the conveniences that vibrant Springvale Central has to offer !

### Featuring:

Spacious lounge room,  
separate formal dining,  
3 decent sized bedrooms with 1X BIR, polished timber floor throughout,  
updated bathroom,  
open plan kitchen and meal area,  
all gas appliances, single garage and more...

Receive good rental return, while drawing plan to build second or third welling at the rear (STCA).

Contact Phuc Le today!

Leyton Real Estate

## 6 Audrey Street, Springvale



Please note: 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.