



## 35 Booth Crescent DANDENONG NORTH

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### Perfectly located family home with endless potential

Boasting a family-focused location, this warm and inviting three bedroom home delivers instant comfort as well as exceptional scope for further enhancement, a contemporary extension or dual occupancy development (subject to council approval).

Conveniently located, walking distance to Medical Clinics, childcare, buses and local parks. Whilst only a short drive to Lyndale Secondary College, Lyndale Greens Primary and Wooranna Park Primary, Menzies Avenue Shopping Centre, Dandenong Plaza, popular markets, caf?s and exotic restaurants, train station and Monash Freeway.

#### Property features:

- Includes a spacious and light filled living room
- Open style kitchen/meals with gas appliances
- Undercover entertainment zone, big backyard
- Modern fully tiled bathroom, all bedrooms/BIRS
- Air conditioning, solar electricity, rainwater tank
- Ample off street parking, carport, double garage



**Tony Le**

0412 133 378



**Kosal Prum**

0423 610 870

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