



2/13 Avondale Street SPRINGVALE

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## Prime Location & No Body Corporate

With only 2 on the subdivided block and no Body Corporate fees, this brick veneer home will accommodate young families, downsizers and astute investors. This home is ready for you to put in your own touch and taste and call home or leave it for investment.

You are perfectly located within walking distance to Minaret College, medical centres and bus stops. A short drive to local cafes, Coles Supermarket, Bunnings, IKEA, Cinema, Monash University, train stations, Springvale Shopping Central, and an array of restaurants.

This home proudly sits at the rear and features:

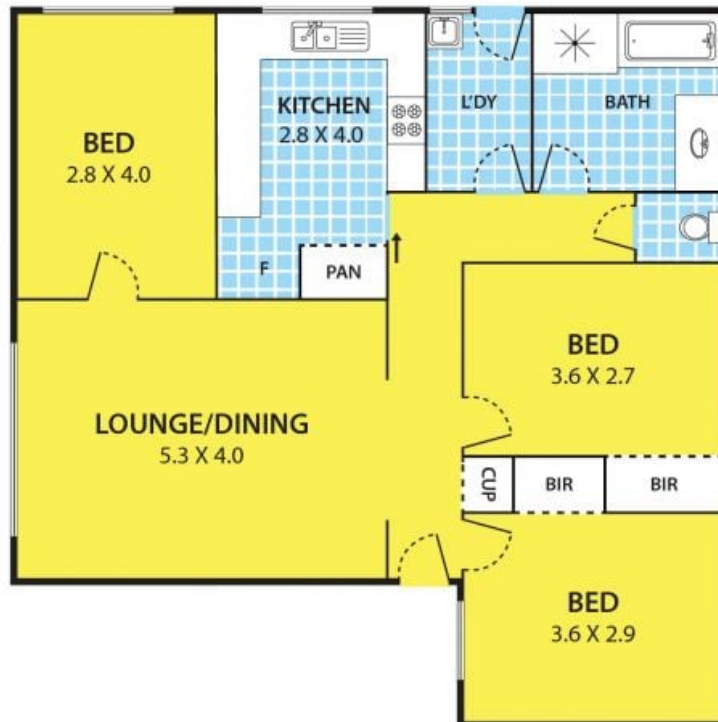
- 3 bedrooms, 2 with BIRs
- 1 bathroom
- 1 toilet
- Open-plan Lounge and dining areas
- Gas appliances
- Security roller shutters
- Ducted heating
- Single remote garage



**Kosal Prum**

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**DISCLAIMER:**

Please note plans are indicative only and not drawn to exact scale.  
All dimensions are approximate