

**10 Barries Rd, Melton, VIC, 3337**



**House For Sale**

Tuesday, 19 November 2024

10 Barries Rd, Melton, VIC, 3337

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**

## 📍 10 Barries Rd, Melton – The Perfect Blend of Comfort & Opportunity! 📍

Reliance Real Estate Melton, proudly presented by Sunil Gera, is thrilled to bring you this fantastic corner block property at 10 Barries Rd, Melton. Nestled on a spacious 575 sqm (approx.) block in the sought-after Residential Growth Zone 1 (RGZ1), this property offers immense potential for homeowners, investors, and developers alike.

Key Features:

- 📍 2 Bedrooms - Cozy and inviting spaces perfect for a small family or first-time homeowners.
- 📍 1 Central Bathroom - Well-maintained and functional layout.
- 📍 Separate Laundry - Convenient space for all your laundry needs.
- 📍 Dedicated Dining Area - A perfect spot for family gatherings and meals.
- 📍 Heating & Roller Shutters - Ensuring comfort and privacy all year round.
- 📍 2-Car Parking Space - Ample off-street parking for your convenience.
- 📍 Corner Block with Side Access - Offering flexibility and potential for future subdivision (STCA).

Prime Location 📍

Enjoy the convenience of being close to all major amenities, including:

- 📍 Melton Railway Station – Easy access to public transport.
- 📍 Freeway – Quick connections to the city and beyond.
- 📍 Schools – A variety of quality educational institutions nearby.
- 📍 Shopping & Dining – Moments away from shops, cafes, and essential services.

This is a golden opportunity for investors looking to capitalize on future development potential, as well as homebuyers seeking a cozy property with space to grow.

Don't miss this exceptional opportunity to secure a property with immense potential in an unbeatable location. Call Sunil Gera on 0430 200 150 today to book private inspection. **DISCLAIMER:** All stated dimensions are approximate only.

Given are for general information only and do not constitute any representation on the part of the vendor or agent. Dimensions are approximate only. Given are for general information only and do not constitute any representation on the part of the vendor or agent.