

**36 Lexton Avenue, Dandenong, VIC, 3175**



**House For Sale**

Tuesday, 26 November 2024

36 Lexton Avenue, Dandenong, VIC, 3175

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**

## **Exciting Development Opportunity – 806M2 Prime Development Site!**

Welcome to a prime investment opportunity in the heart of Dandenong! Calling all investors, builders, and developers – this is your chance to secure a fantastic parcel of land with endless potential.

Set on a generous 806m<sup>2</sup> block, 36 Lexton Ave offers ample space for your next big project. Whether you choose to retain the original home at the front or demolish it to make way for multiple units or town homes, the possibilities are vast. The property features a huge wide driveway, making future developments at the rear of the block incredibly feasible, even without knocking down the existing house.

The owner is motivated to sell – no jokes here! With life moving forward, the owner is looking for a fast sale and is ready to listen to all offers. Don't miss out on this rare opportunity to secure a development-ready site in a sought-after Dandenong location.

Act fast – opportunities like this don't come around often! Contact Dinesh on 0431 131 157 today before it's too late!

- 806m<sup>2</sup> Of Prime Real Estate
- Wide Driveway for easy access
- Potential for Multiple Units or Town Homes (STCA)
- Original Home – Renovate or Redevelop
- Extremely Motivated Owner

Make your move today and turn this great opportunity into your next big project!

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