



19 Berry Ave Edithvale, VIC

3 1 2

## Dual-frontage Potential with Multiple Possibilities

Surrounded by prestige new development & quality renovations in a prized beachside locale, this approx 704sqm dual-frontage property comes with a rentable & liveable cream brick home, a sun-bathed 2nd frontage to Bayside St, & endlessly inspiring potential for developers & investors alike (subject to Council Approval)! Start afresh with a multi-home project. Keep the existing brick home & add something new. Let the existing 3 bed home with garage pay your way while you plan!! Just 5 blocks to the station, a stroll to the sand & shops, & just down the line to the Mentone schools, this adds up to the most exciting buy on the beachside!

SET SALE DATE CLOSES: SATURDAY 26TH MARCH 2022 AT 3PM (UNLESS SOLD PRIOR)

\$1,550,000 - \$1,650,000

**Type** : House  
**Sold Date** : Monday, 21st March 2022  
**Land** : 704 m2



**Con Nicolis**

0416271411



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Floor Plan

\*This floorplan is for illustration purposes only and no warranty is given to its accuracy. Purchasers are advised to carry out their own investigations.