



## 13 Lionheart Avenue Taylors Lakes VIC

4 2 2

Calling for homeowners or developers to secure this property in the prime and heart of Taylors Lakes! Within walking distance to Taylors Lakes Primary & Secondary school, Watergardens Shopping Centre, transport and parklands it's an excellent chance to invest or the perfect start for the growing family!

Looking to move in and call this place home? Highlighted with timber floorboards upon entry, you are welcomed with an open living area boasting plenty of natural light adjoining a spacious kitchen adjacent to meals area, four fitted bedrooms master with ensuite and central bathroom to service all. Step outdoors to an undercover alfresco with plenty of backyard space for the kids and pets to run around. Other features include; 14 x solar panels, roller shutters and two side access points.

For the developers, a 31m approx. frontage approved planning permits for 3 double story, street frontage

**Price** : \$ 780,000

**View** : <https://www.ypa.com.au/7570638>



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