



16.76m

37.76m

710sqm  
(approx.)

47.46m

19.34m

  
MARSHALLWHITE

12 Rose Avenue  
Surrey Hills



## Step Up to Californian Future Potential

Elevated above tree-lined Rose Avenue, this mid 1920s Californian family home offers the perfect site for the construction of a luxurious new family residence or townhouses (all STCA). Alternatively, it offers an outstanding opportunity for renovators to capitalise on their vision to undertake alterations and additions to create the perfect family home. The home currently features serene northern outlooks, Baltic Pine floors with a central hallway, living/dining room, 2-bedrooms and a fully-tiled bathroom; through to a modern all-white kitchen and sunroom with adjacent laundry+WC.

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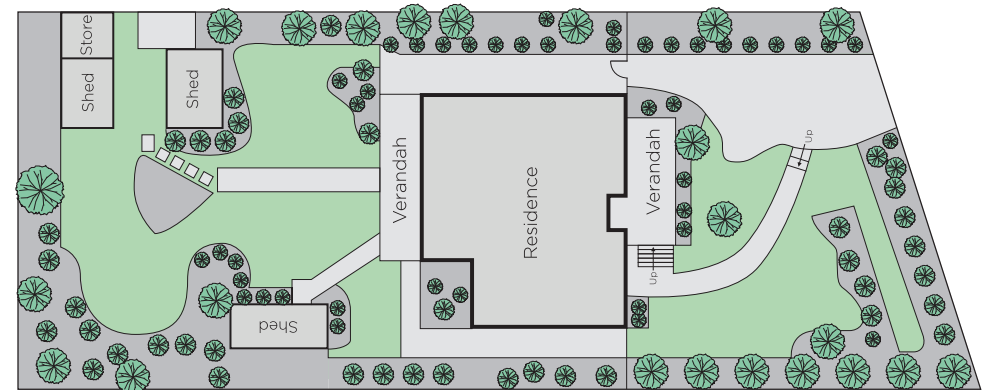
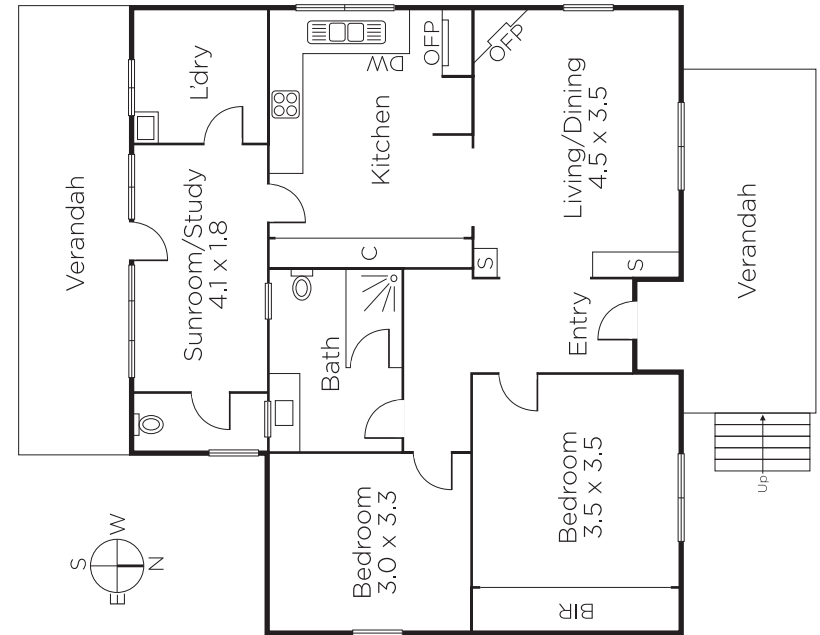
Private Sale

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