



## 45 Spring Street TULLAMARINE VIC

3 1 1

A fantastic combination of a solid family home with a gorgeous sunroom, a generous-sized block, and a convenient location close to schools, parks, and transport. This undercapitalised home in Tullamarine will appeal to those who want a convenient lifestyle and can see this property's potential - enjoy as-is or modernise.

With the ease of single-level living and separation of living space, the home comprises three good-sized bedrooms, serviced by a full family bathroom with separate bath and shower and a separate toilet, a combined lounge and dining room, and a generous, eat-in kitchen.

The standout feature is the large, north-facing sunroom that extends the living space and provides a comfortable spot to soak up the sun in winter. You can do lots with this light-filled space - use it as an extra living space, a kids'

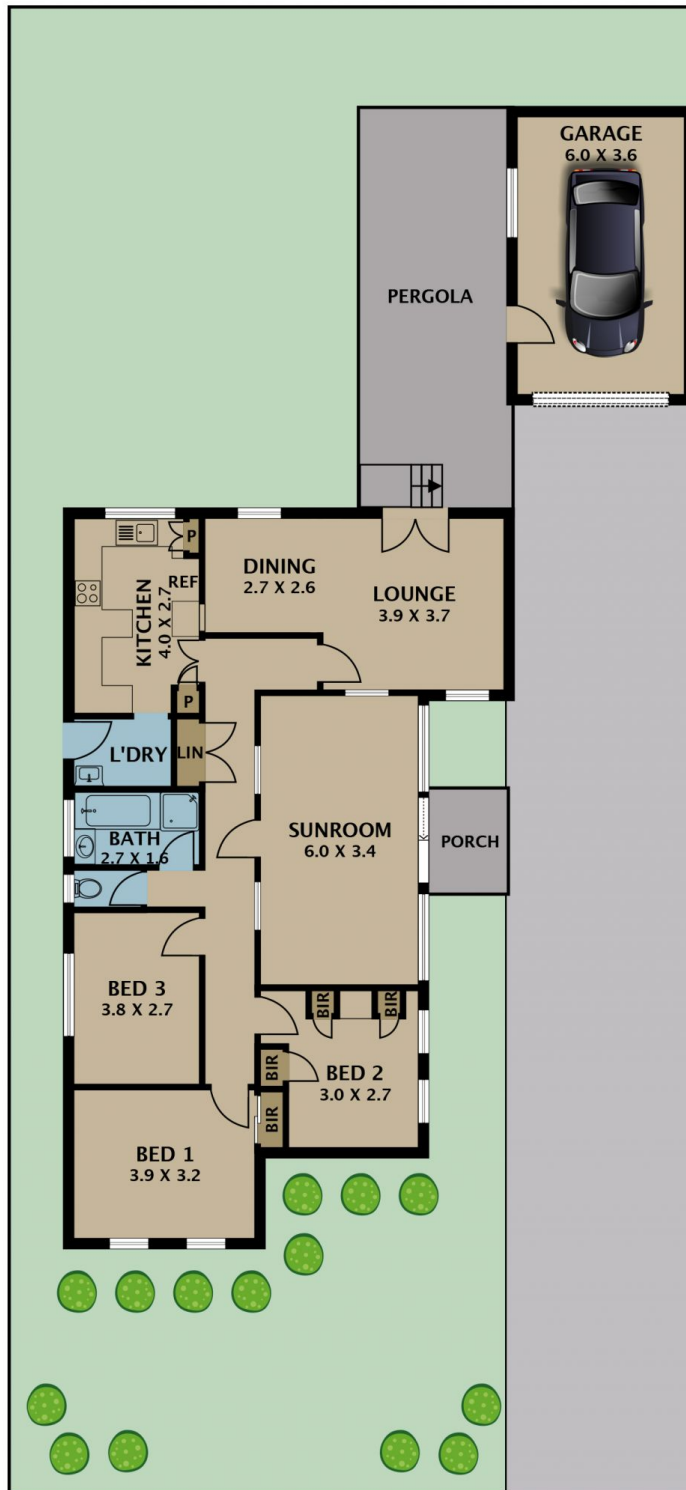
**Land Size** : 538 sqm  
**View** : <https://www.jasonrealestate.com.au/sale/vic/north/tullamarine/residential/house/7330373>



**Jason Sassine**  
03 9338 6411



**Maria Pais**  
03 9338 6411



Disclaimer. Please note plans are indicative only and not drawn to exact scale. All dimensions are approximate. Potential buyers view the property in person.

# 45 Spring Street Tullamarine