



### 11 Ashbourne Street Herne Hill VIC

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A great investment opportunity sited on a large 672m<sup>2</sup> block this three bedroom weatherboard home is located in a sought after real estate pocket. Just walking distance to schools, Minerva road shopping strip, sports fields and public transport. All bedrooms have built in robes and are serviced by an updated central bathroom, while the kitchen meals area opens onto a spacious lounge with gas heating and air conditioning.

A Good size rear yard is primed for further development subject to council approval.

**Price** : \$ 325,000  
**Land Size** : 672 sqm  
**View** : <https://www.mayfieldrealestate.com.au/sale/vic/geelong-district/herne-hill/residential/house/5672751>



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