



## 260 Hawthorn Road CAULFIELD

3 2 1

### Corner Site with Multiple Choices

Discover a world of possibilities with this exceptional corner site, ideally situated in a tranquil cul-de-sac on the picturesque, tree-lined Lirrewa Grove. This prime location not only boasts convenience but also offers easy access to public transport, local shopping options, and is directly opposite a beautiful park, providing the perfect backdrop for a vibrant community lifestyle.

Unleash the potential: whether you're looking to develop professional rooms, undertake a period home refurbishment, embark on a unit development, or build your dream home ( all STCA) this property is a blank canvas awaiting your vision. With approximately 626 sqm of land, the opportunities are endless, making this a truly outstanding investment for the savvy buyer.

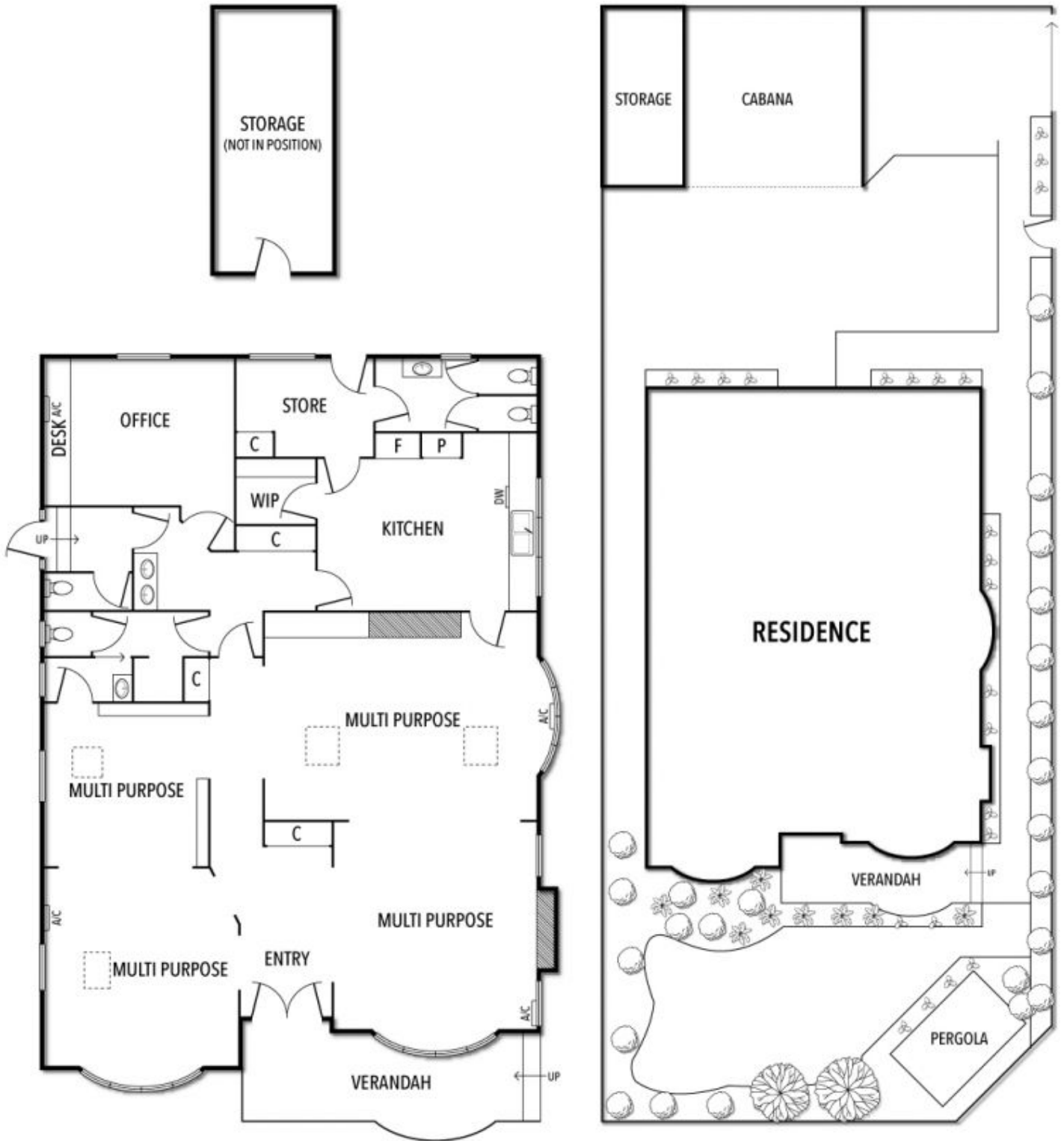
Beyond the immediate appeal of the location, you'll also benefit from the extensive services provided by the City of Glen Eira council, ensuring that your needs are met with ease. The perfect gateway to creating something extraordinary in a highly sought-after

**\$1,600,000 - \$1,760,000**

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