



### 9 Couper Angus Grove Sunshine VIC

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On offer for the first time, this weatherboard on 557m<sup>2</sup> has been a wonderful home for the family. The time has come to present this classic to the market for one lucky buyer to add their own inspiration and continue the story.

With no heritage overlay, the future is bright for renovation, extension, development of a new home or dual townhomes.

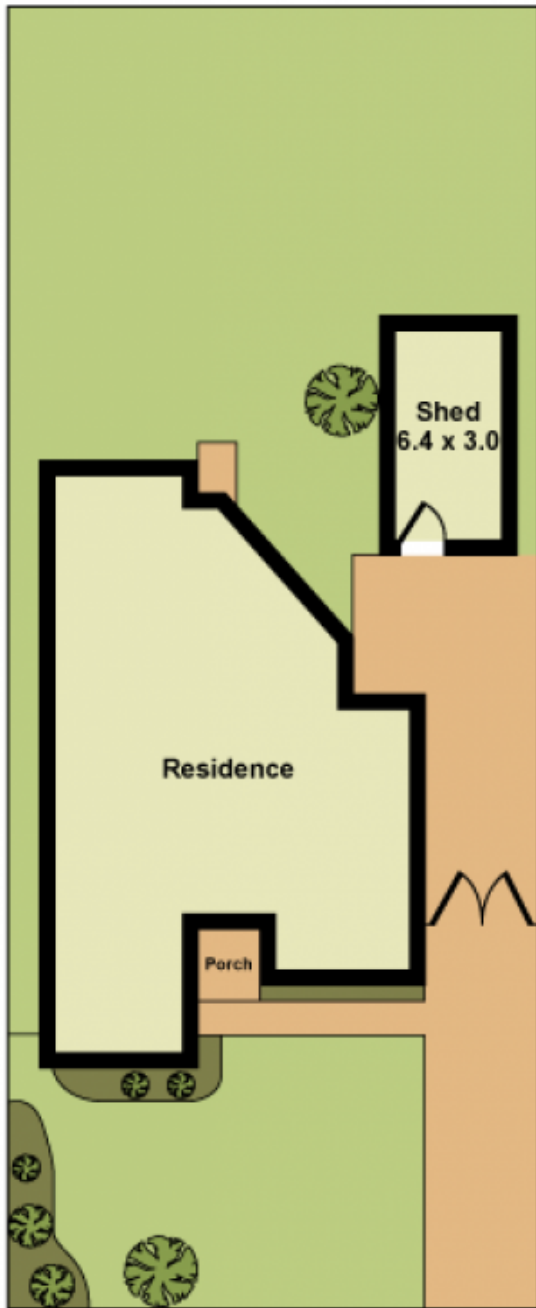
Those with an eye for renovation will appreciate a more elevated street profile compared to other post war weatherboards. The larger than average floorplan is perfect for remodelling the home.

Offering a flexible 3 spacious bedrooms, formal living with heating and air conditioning, retro green kitchen with meals, central bathroom, separate toilet, massive sunroom

**Price** : \$ 618,000  
**Land Size** : 557 sqm  
**View** : <https://www.douglaskay.com.au/sale/vic/west/sunshine/residential/house/7923140>



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SITE PLAN



FLOOR PLAN

Whilst every attempt has been made to ensure the accuracy of this floorplan, measurements of doors, windows, rooms and any other items are approximates only. The producer or agent cannot be held responsible for any errors, omissions or misstatements. This plan is for illustrative purposes only and should be used as such.