



## 443 Barry Road Dallas VIC

3 1 2

Located in a prime pocket of Dallas and within walking distance to the local primary school, Ilim College, places of worship and only few minutes' drive to Upfield train station and shops, welcome 443 Barry Dallas

### Offering:

- ? 3 good sized bedrooms
- ? Kitchen with stainless steel appliances
- ? Formal living area
- ? Split system cooling
- ? Large backyard
- ? Great size front yard
- ? Land size 585m2 approx.

With approved plans and permits to knock down the existing structure and build 4 bedroom plus study 2 bathroom stunning 33.5-square home, the possibilities are

**Price** : \$470,000-\$500,000

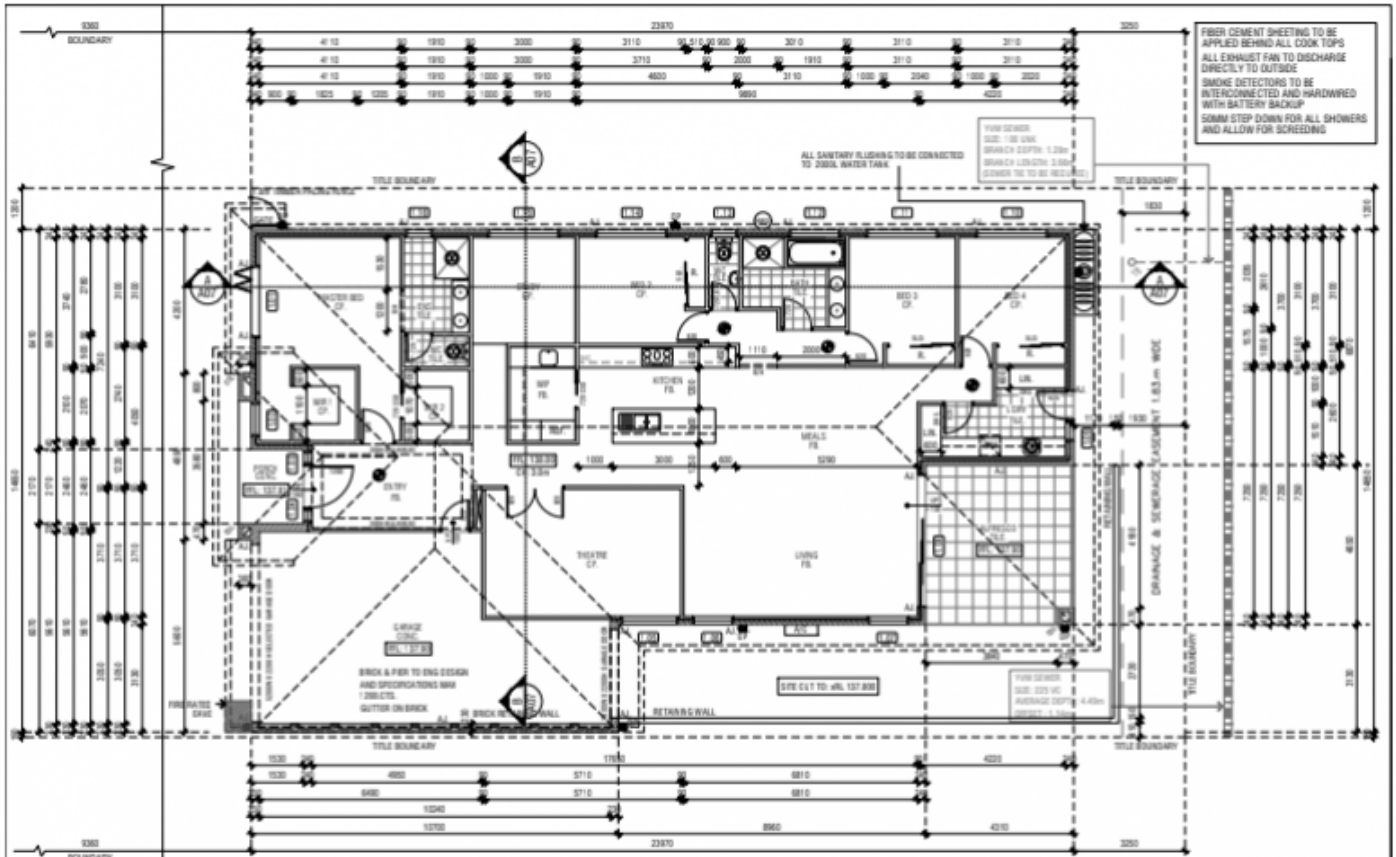
**View** : <https://www.ypa.com.au/8046855>



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**LEGEND**

- TIMBER STUD FRAMING
- BRICKWORK
- BRICK VENEER WALL
- STRUCTURAL BLOCKWORK
- RETAINING WALL - 100mm
- 100mm FOAM ON STUD
- 400w x 1500 VALLEY GUTTER
- ALL AFFILIATION JOINTS
- 200w x 150w SOG GUTTER
- 200w x 150w WIDE
- DOWN PIPE
- DOWN PIPE WITH SPREADER
- FLOOR FINISH
- EXH. EXH. FAN TO EXTERNAL AIR (1m) 3"
- SMOKE ALARM
- 100w 100w SERVICE
- UP DOWN
- TLE. SELECTED TILE FLOORING
- FL. SELECTED TIMBER FLOORING
- CP. SELECTED CARPET
- TO. SELECTED TIMBER JOCKING
- SEAR. BEAM TO ENGINEER DESIGN & SPECIFICATION
- RL. KUP-LOK ROOFING AT 2° SLOPE
- TRL. TILE ROOFING PITCH VARIED



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**Revisions**

NO.	DATE	DESCRIPTION

**PLANNING & DESIGN**

PROPOSED NEW HOUSE  
 403 BARRY RD, DALLAS

**A04**  
 REV-A