

# 1/49 Merlin Crescent, Corio, Vic 3214

## Unit For Sale

Friday, 2 February 2024

1/49 Merlin Crescent, Corio, Vic 3214

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 78 m<sup>2</sup>

Type: Unit



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## **\$300,000 - \$330,000**

Situated on a low maintenance 78m<sup>2</sup> (approx.) allotment, this neat property presents as an ideal first home or set and forget investment opportunity. The open plan living space has been thoughtfully designed to maximise every square foot of the home. The living area is bathed in natural light and perfectly adjoins with the spacious kitchen fitted with a freestanding oven and plenty of storage. The well-sized bedroom offers a tranquil retreat for relaxation and is completed by a built-in-wardrobe, serviced by a central bathroom which doubles as a laundry room. Leading out to the peaceful courtyard, this private space is ideal to enjoy the outdoors. Conveniently located within close proximity to the Corio Village Shopping Centre, schools for all ages and public transport facilities. The Princes Highway is also easily accessed making the commute to Melbourne less than an hour.