

# 1 Valley Court, Croydon South, Vic 3136

**McGrath**

## Sold House

Thursday, 5 October 2023

1 Valley Court, Croydon South, Vic 3136

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 537 m2

Type: House



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**\$943,000**

In the tranquil and family-friendly setting of the Gateway Estate, this delightful home on approximately 537sqm promises a lifestyle of comfort and style across a layout which is both spacious and inviting. Offering a desirable combination of quiet, yet well-connected living, it's within a leisurely stroll to Woodland Park, The Gateway playground and Merrindale shops. An easy commute accesses Eastfield shopping village, Dorset and Tinternvale Primary Schools, Tintern Grammar and the bustling shopping hubs and train stations of Croydon and Ringwood East. - The interiors evoke a warm and inviting ambience that is enhanced with rich laminate flooring that exudes elegance and durability throughout- A comfortable lounge and dining room welcome you upon entry, where large surrounding windows invite lashings of natural light- Open living occupies the heart of the home and combines the kitchen, family and meals area into one cohesive space - The well-appointed kitchen is equipped with a freestanding cooker, brand new dishwasher, abundant storage and a spacious breakfast bar that offers additional seating; ideal for a quick meal or entertaining guests- The connecting family and meals area effortlessly extend out to a covered alfresco, perfect for outdoor dining and relaxation- The secure yard beyond is spacious and low maintenance, making it ultimate for children and pets to play. It includes ample shed storage and a chook pen- Three robed bedrooms offer private and comfortable accommodation. The front master with a charming bay window features a walk-in wardrobe and contemporary ensuite showcasing classic grey tiling and a timber top vanity with soft-closing cabinetry- The two remaining bedrooms share a central bathroom that mirrors the stylish aesthetics of the ensuite, as well as boasting a luxe free-standing deep soak tub- A double carport supplies off-street parking and provides convenient, double gated rear yard access- Further enhancing features include ducted heating, split system cooling and ceiling fans for seasonal comfort, linen press storage and a separate laundry with external access