

12 Trudeau Road, Melton South, Vic 3338

Residential Land For Sale

Tuesday, 14 May 2024



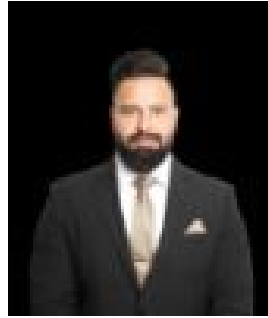
12 Trudeau Road, Melton South, Vic 3338

Area: 400 m2

Type: Residential Land



Kuldip Rajput
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Lovedeep Devgan

Contact Agent

Team Seven Stars Realtors present an exclusive opportunity for buyers looking for an off the plan property under construction. This home, under construction, offers off the plan stamp duty concessions that can help buyers save BIG on stamp duty, especially for first home buyers. This beautiful property is in the heart of Melton City's most desired suburban developments. More information below. Details of inclusions upon completion of the house are as below:

SUMMARY OF FEATURES

First Home Buyer Benefits

- Massive stamp duty reduction
- \$10,000 first home buyer grant
- Home Guarantee Scheme - pay deposit as low as 5%

Particulars

- Sheridan home Builder
- land size 400sqm
- house build size approx. 25.30sqm
- 4 Bedrooms
- Generous Sized Master Bedroom with Spacious WIR and En-Suite
- Three Additional Well-Portioned Bedrooms with BIRs with sliding doors
- Central Bathroom with a Bathtub and a Separate Toilet
- 2 Car Garage with side yard access
- 2 Living Rooms - One meals & study
- Fully Vaastu Compliant

House Features

- Wide entry door
- Wide hallway entry
- 40mm stone bench tops
- upgraded kitchen cooktop, built in wall oven and built in wall microwave
- 900mm appliances
- soft closing cabinetry
- Wall-to-wall tiled-to-ceiling bathrooms
- Master ensuite double vanity
- Master walk-in-robe with shelving & hanging rods
- Shower Niches
- Walk-in-pantry with shelving with considerable storages
- All bedrooms with built in robes
- Bathtub with tiled splash back
- Laminate flooring throughout
- Down lights throughout
- Evaporative cooling
- Ducted heating
- 2.34m High doors
- 2.7m High ceiling finish

AND MUCH MORE

Encompassed by the natural beauty of the surrounding countryside and the urban lifestyle of central Melton nearby, Maplewood is a master planned residential community unlike anywhere else. The new Opalia Plaza is anchored by a brand-new shopping center boasting a Woolworth's supermarket, Chemist Warehouse, McDonald's, KFC and a range of retail and restaurant outlets, medical and childcare facilities, currently under construction with the first section of the Plaza is now open. Melton South and St. Anthony's Primary School is only a 10-minute walk from the Opalia community. For secondary education, Stoughton College is also close by, or further field the option of Melton Secondary or Melton Christian Colleges. Few mins drive to Cobblebank shopping center, Cobblebank stadium and train station, & Strathtulloh Primary school. There are numerous schools surrounding the estate including Melton Regional Catholic College, Staughton College and Al Iman College, as well as various other secondary schools, primary schools and pre-schools. Woodgrove Shopping Centre and Coburn Central Shopping Centres are conveniently located nearby boasting major supermarkets as well as a multitude of speciality stores. If you're looking for entertainment Reading 5 Cinema Complex is just down the road showcasing the latest blockbuster movies for your viewing pleasure. Melton Reservoir is located only minutes away offering recreational areas, walking tracks, fishing and picnic areas. If you're a sporting enthusiast Melton Valley Golf Club, Genesis Fitness and the world-class Melton Harness Racing and Entertainment Complex (TABCORP Park) are all located within minutes of the estate.!! Don't miss this Opportunity to Build your Dream house!! Incredible Blocks are hard to find Please Call Kuldip Rajput on 0433 914 905 or Lovedeep Devgan on 0430 505 647 as this one won't last long.

DISCLAIMER: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Please see the below link for an up-to-date copy of the Due Diligence Check List: www.consumer.vic.gov.au/duediligencechecklist Moreover, the potential for future value appreciation in this sought-after location adds to its appeal.