

14/4 Gipps Avenue, Mordialloc, Vic 3195



Unit For Sale

Tuesday, 7 May 2024

14/4 Gipps Avenue, Mordialloc, Vic 3195

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Mark Eddy
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Mark Kosch
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\$550,000 - \$590,000

Indulge in a wonderfully carefree way of life from this warm & inviting villa close to transport, schools and the many attractions of Main Street. Situated within a quiet village-like community and impeccably presented throughout, the single level accommodation includes a spacious lounge with split system and an ornate electric fireplace, along with a well-equipped contemporary kitchen and separate meals area plus a bright bathroom with bath and WC. Both of the bedrooms are of generous proportions and benefit from built-in storage. The home has the luxury of hydronic heating while a full laundry, ceiling fans and easy-to-maintain Japanese-style garden with handy hidden drinks bar are all highlights. There is also the convenience of carport parking. Whether just starting your property journey, seeking to downsize or searching for a brilliantly located investment opportunity, this is an offering that certainly ticks all the right boxes. St Brigid's and Mordialloc Beach primary schools are nearby, Mordialloc College is easily accessible and a choice of parks, reserves, creek trails and the foreshore create an idyllic and extremely enviable backdrop to daily living. For all enquiries please contact Mark Eddy 0408 198 308 Hodges Mentone. Live Streaming via GAVL Hodges clients have the opportunity to watch live property auctions. Register to watch through www.gavl.com or copy & paste the property link: <https://x5u9a.app.goo.gl/Un3MA> To be able to watch online, you must download the free GAVL App.