

**17 Catch Street, Clyde, Vic 3978**



**House For Sale**

Friday, 10 May 2024

**17 Catch Street, Clyde, Vic 3978**

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



**Madhawa Hewawasam**  
1300874455



**Osada Jayawardana**  
1300874455

**\$650,000 - \$680,000**

Nestled within the convenient location of Pavilion Estate, next to the beautiful Casey fields, this property offers an ideal home for those seeking comfort and convenience with low-maintenance living. Upon Entry, this home features a beautifully presented master suite comprises of split system, ensuite as well as a walk-in wardrobe positioned off the main hallway and entry. As you continue down the hall, the home features access to the garage creating a seamless flow into the heart of the home. The Kitchen features ample storage throughout including the built-in pantry as well as an island bench and stainless-steel appliances, positioned perfectly to overlook the open plan living and dining with access and views of the backyard, perfect for watching the kids play. The open plan living and dining has dual access creating a seamless flow out to the alfresco area and low maintenance backyard, perfect to tailor to your needs for entertaining family and friends! The home is complete with a secondary hall with access to the remaining bedrooms with built in wardrobes, positioned closely to the main bathroom and separate toilet as well as the spacious laundry with ample storage including linen closet! Do not miss out on your opportunity to secure a property boosting comfort and functionality some only dream of, with a modern design!

- Open Plan Living and Dining
- Kitchen with 900mm S/S Appliances, Stone Benchtops Built in Pantry and Breakfast Bar
- Master Bedroom with Split System, Walk in Wardrobe and Ensuite
- Remaining Bedrooms with Built in Wardrobes
- Main Bathroom with Separate Toilet
- Laundry with Ample Storage including Linen Closet
- Ducted Heating and Split System Air Conditioner
- Wrap Around Alfresco Area with Dual Access
- Double Remote Garage with Dual Access

This property is situated within a quiet pocket of the Pavilion Estate in Clyde and is surrounded by community amenities for the growing family, with only a short commute to:

- Casey Fields Sports Complex (Ovals, Cricket Nets, Lake, Dog Park, BMX Club and more)
- Bona Vista Rise Playground and Basketball Court
- Grande Belmont Avenue Reserve Playground and Skate Park
- Shopping on Clyde (Coles, Pharmacy, Restaurants and more)
- Casey Medical Centre Clyde
- Selandra Rise Shopping Centre (Woolworths, Jets Gym, Medical Centre, AMCAL pharmacy, restaurants)
- St Thomas the Apostle Catholic Primary School
- Clyde Creek Primary School
- Clyde Primary School
- Casey Fields Primary School
- St Peter's College, Clyde North Campus
- Bus Stops (796, 897)
- Casey Stadium, Bowland and RACE (Indoor Pool and Rec Centre) and The Shed Skatepark

Call Madhawa Hewawasam 0426 659 974 or Osada Jayawardana 0432 359 242 to schedule a private inspection for you to flow through the house at your own pace with no distractions and feel all this home has to offer. \*\*PHOTO ID REQUIRED UPON INSPECTION \*\*