

188 Melbourne Avenue, Glenroy, Vic 3046



House For Sale

Friday, 3 May 2024

188 Melbourne Avenue, Glenroy, Vic 3046

Bedrooms: 3

Bathrooms: 2

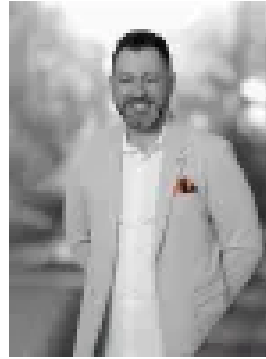
Parkings: 2

Area: 335 m2

Type: House



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\$700k - \$750k

Welcome to 188 Melbourne Avenue, Glenroy - a captivating three-bedroom, two-bathroom residence that characterises effortless living in a sought-after locale. Positioned ideally within a stroll to vibrant cafes, boutique shops, lush parks, reputable schools, and convenient transport links, this home stands as a beacon for first home buyers, savvy investors, or those seeking a stylish, low-maintenance lifestyle. As you step inside, the open plan design unfolds with modern elegance, boasting spacious interiors that merge seamlessly with outdoor areas, perfect for entertaining or relaxation. Each room is finished with a touch of charm, ready to accommodate your lifestyle needs without further ado. This street-facing property is more than just a home - it's a retreat and a smart investment. Ready to embrace its new owners, 188 Melbourne Avenue requires nothing more than for you to move in and start your next chapter. Make your move today - Contact C+M Residential. 'Helping You Find Home'

THE UNDENIABLE: • Rendered Dual-Occ • Single Level Corner Home • Built-in 2007 approx. • Land size of 335m² approx. • Building size of 16sq approx. • Foundation: Concrete slab

THE FINER DETAILS: • Kitchen with S/S Technika appliances including a dishwasher, ample benchtops, breakfast bench, cupboard space, tiled splash back, finished with engineered flooring • Sizeable open-plan meals & living zone with engineered flooring • 3-Bedrooms with robes & engineered flooring, master with ensuite • 2-Bathrooms with shower, bathtub to main, single vanity, separate & combined toilet & floor to ceiling tiles • Laundry with single trough • Ducted heating & evaporative cooling • Additional features include roller blinds, storage space, high ceilings, pendant lighting, plus more • Street facing home with established gardens. Courtyard with pavers & lawns • Single remote garage with rear access plus driveway for additional parking • Potential Rental: \$550 - \$600 p/w approx. • Body Corp/Strata Insurance: N/A

THE AREA: • Close to West St & Glenroy Shopping Village. Glenroy, Gowrie & Oak Park train station, & bus hub • Surrounded by parks, reserves & schools, plus Northern Golf Club • Only 12.5km from the CBD with easy City Link, Ring Road, & airport access • Zoned Under the City of Merri-bek - General Residential Zone

THE CLINCHER: • Experience convenience with this low-maintenance home, designed for easy living & effortless style • Perfectly located, this home puts schools, shops, & transport just moments from your doorstep

THE TERMS: • Deposit of 10% • Settlement of 30/45/60 days Secure your INSPECTION Today by using our booking calendar via the REQUEST INSPECTION button... *All information about the property has been provided to C+M Residential by third parties. C+M prides itself on being accurate, however, has not verified the information and does not warrant its accuracy or completeness. Parties should make and rely on their own inquiries in relation to this property.

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