

2/12 Higgins Court, Bacchus Marsh, Vic 3340



Unit For Sale

Monday, 22 January 2024

2/12 Higgins Court, Bacchus Marsh, Vic 3340

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 110 m2

Type: Unit



Priscilla Asi

\$499,000 - \$539,000

Welcome to this charming 3-bedroom 2-bathroom unit, on its own title. The property spans a generous 533 square metres in the supportive community of Bacchus Marsh, and is perfectly located to give quick and easy access to the vibrant Main Street shopping centre, medical facilities, schools, and freeway. Suited for first home buyer, family ready to downsize, or investment property, this quiet, rear unit with expansive views will surprise and delight you! Step inside and discover the modern allure of new waterproof hybrid flooring, combining style and durability. The main bathroom has been tastefully remodelled, adding a touch of contemporary elegance to your daily routine. Stay comfortable year-round with reverse cycle air conditioning in the lounge/dining area and main bedroom, while ceiling fans in all rooms ensure a pleasant atmosphere throughout. The eco-conscious owner will appreciate the 15 4kW solar panels, as well as weather protection and extra security from powered shutters on windows. As you walk from the modest entrance, down the hallway into the spacious main living area, you will be embraced by a feeling of peace, warmth and homeliness. The north-facing back verandah and living area fills with winter sun or a summer breeze, and east-facing windows in kitchen and dining areas draw your attention from birds in the garden to trees and fields beyond. This property is indeed a rare find, so don't hesitate to arrange a viewing because it will be snatched up quickly! Presented as a blank canvass, you can immediately fill it with your own dreams.

FEATURES

- Quick and easy access to Main Street facilities and Western Freeway
- Extensive north and east views across Bacchus Marsh
- A bird-loving back garden, easy care and no mowing
- North-facing, sheltered back verandah
- New waterproof hybrid flooring throughout
- Remodelled main bathroom
- Master bedroom has a walk-in wardrobe, others are built in
- Powered shutters and Venetian blinds on windows
- 15 4kW solar panels
- Reverse cycle air conditioners in living area and master bedroom
- Ceiling fans in all rooms
- Central gas heating and cooking
- Secure roller-door garage
- NBN to premises
- Undercover retractable clothesline
- Vacant possession
- No Body Corporate

Avoid disappointment and book in your appointment now, as we assure you, this one won't last long! For more information contact Priscilla on 0400 910 405. Auction on Saturday, 10th Feb 2024 at 1:00pm. Auction terms; 30/60-days settlement, with 10% deposit on auction day. Photo ID required for all inspections. **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 *Images for illustrative purposes only*