

**2/26 Eucra Street, Hadfield, Vic 3046**



**Sold Townhouse**

Friday, 3 November 2023

2/26 Eucra Street, Hadfield, Vic 3046

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 215 m2**

**Type: Townhouse**



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## Contact agent

Welcome to your ideal residence at 2, 26 Eucra St, Hadfield! Perfectly positioned between Gowrie and Glenroy train stations, this dual-occupancy marvel symbolises ease and convenience. Located in the vibrant heart of Hadfield, you're within arm's reach of shops, cafes, schools, childcare centres, parks, and public transport. This flawlessly preserved, 3-bedroom open plan home requires minimal upkeep, leaving you free to enjoy life's pleasures. Exceptionally, this property comes with NO Body Corp fees ever, offering you even more peace of mind. Suited for first home buyers, young families, investors, or those looking to downsize, this home effortlessly blends comfort with practicality. Don't let this chance slip through your fingers; contact us today to book a viewing. Your dream Hadfield home is waiting! Make your move today - Contact C+M Residential.. 'Helping You Find Home.'

**THE UNDENIABLE:** • Dual-Occ Brick Villa Unit • Built-in 2011 approx. • Land size of 215m<sup>2</sup> approx. • Building size of 11sq approx. • Foundation: Concrete slab

**THE FINER DETAILS:** • Kitchen with S/S appliances including a dishwasher, stone benchtops, large breakfast bench, ample cupboard space, glass splashback, finished with hardwood timber flooring • Sizeable open-plan meals & living zone with hardwood timber flooring • 3-Bedrooms with robes & brand-new carpeted flooring, master with 2-way bathroom access • 1-Bathroom with shower, bathtub, single vanity, combined toilet & tiled flooring • Separate laundry with a single trough, cupboards, and bench space • Ducted heating, evaporative cooling & split system in master • Additional features include recently polished floorboards, high ceilings, LED lighting, brand-new roller blinds, ample storage areas, plus more • Courtyard with decking, established gardens, trees, garden beds, lawns & water tank • Single remote garage plus car space • Potential Rental: \$400 - \$450 p/w approx. • Body Corp/Strata Insurance: N/A

**THE AREA:** • Close to Glenroy Shopping Village. Glenroy & Gowrie train station & bus hub • Surrounded by parks, reserves & local schools • Only 12.5km from the CBD with easy City Link, Ring Road, & airport access • Zoned Under City of Merri-bek - Neighbourhood Residential Zone

**THE CLINCHER:** • Impeccable Maintenance: Looks new, lives easy - the perfect low-maintenance haven • Ideal for first-timers, families, investors, or those looking to downsize

**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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