

**2 Leicester Crescent, Melton, Vic 3337**



**Sold House**

Monday, 14 August 2023

2 Leicester Crescent, Melton, Vic 3337

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 581 m2**

**Type: House**

**\$529,000**

Superbly situated on a large 580m<sup>2</sup> (approx.) parcel of land, this quality-built home is situated in the heart of Melton, close by to all amenities including Schooling of all levels, childcare centres, High Street Shopping District and only a five-minute drive to the Western Freeway. While also showcasing amazing potential as a work from home space with a large shed/salon area, this property is the perfect opportunity for both investors and owner occupiers alike. This beautifully renovated property comprises of three bedrooms all drenched in light and featuring built in robes. The beautiful modern bathroom features floor to ceiling tiles, large bath and huge frameless glass shower. The large living space is the perfect area for the whole family to enjoy, this flows seamlessly into the dining area that is overlooked by the stunning renovated kitchen complete with stone benchtop, soft close cabinetry and updated appliances. Moving outside there is a massive pitched roof pergola creating the perfect space for family gatherings. The shed at the back is perfect for storage with built in bench and cabinets. There is also a salon space with built in storage and a powder room, perfect to use for any home business. The backyard also provides extensive concreting, ample grass and a garden shed. Special features of this home include: ducted heating, split system, tinted windows, ample storage, large laundry and more. This is an amazing opportunity not to miss out on so call today to book your inspection! (Photo ID is Required at all Open For Inspections) At YPA Melton "Our Service Will Move You" **DISCLAIMER:** Every precaution has been taken to establish the accuracy of the above information but it does not constitute any representation by the vendor/ agent and agency.