

2 Pannell Court, Grovedale, Vic 3216

GARTLAND

House For Sale

Friday, 3 November 2023

2 Pannell Court, Grovedale, Vic 3216

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 672 m2

Type: House



Nathan Ashton
0418566708

\$650,000 - \$690,000

Set on 672sqm in a quiet court location, offering a north facing back yard and multiple living areas, this is the perfect market entry property. The home is well designed and features several living zones. At the front of the property is the formal lounge and master bedroom. The master is privately positioned away from the remaining bedrooms, and it features an ensuite and walk-in robe. The lounge offers the perfect parents retreat, it is spacious, it looks out toward the rear yard, and it can be closed off from the back section of the property. Perfectly positioned in the middle of the home is the kitchen, dining, and family area, creating the perfect hub in the heart of the property. The third zone includes 2 bedrooms, main bathroom, toilet, and laundry. Bedrooms 2 & 3 are generous in size, they both feature built in robes, and capture the afternoon sun. The kitchen has been thoughtfully designed and offers exceptional functionality. The island bench eliminates any wasted space, and the servery window looks out to the family room. The dining area offers direct access to the back yard and overlooks the paved outdoor space, making it easy to watch children play, or keep an eye on your family pet. Increasing the serviceability is the double garage, which features drive through access to the back yard, for those that require the access. The home is the perfect blend of, live in as is or add value to suit. It has been well maintained over time including painting, a new split system, and replaced flooring, while allowing the new owner the chance to personalise based on their own creativity. The location offers exceptional access to the Waurm Ponds Shopping centre; it is only moments from Coolabah Park and boasts immediate access to primary and secondary schools. The location is perfect for the young family, or those wishing to capitalise on the private court position. • 2 generous living areas. • 672sqm allotment in a quiet court. • North facing yard • Close to Schools, parkland and the Waurm Ponds shopping centre. Potential rent return at \$440 - \$460 per week. To discuss in further detail please contact Emily Reid on 0477 922 969.