

**20 Catherine Court, Broadford, Vic 3658**



**House For Sale**

Tuesday, 7 May 2024

20 Catherine Court, Broadford, Vic 3658

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 795 m2**

**Type: House**



Gavin Henderson

0408359764

**\$449,000 - \$469,000**

Discover the undeniable charm of this property, perfectly suited for first homebuyers, investors, or downsizers. Boasting two bedrooms, this home offers a cosy lounge complete with split system cooling and heating, as well as gas heating for year-round comfort. Step outside to the large 6.2x3.4m undercover decking area, an ideal space for entertaining and relaxing while overlooking the backyard and council park reserve at the rear. The fully fenced rear yard provides privacy and security, while the neat low-maintenance gardens add to the appeal of the outdoor space. Inside, the kitchen features electric cooking, a pantry, and ample storage options. Enjoy the benefits of 17 solar panels, ensuring cheaper bills and sustainable living. Situated on a generous 795m<sup>2</sup> block, this property presents a fantastic opportunity for buyers seeking a comfortable and convenient lifestyle. Don't miss out on the chance to make this property your own. Contact us today to arrange a viewing and experience the appeal of this delightful home first-hand. Contact Gavin Henderson on 0408 359 764 for further information.