

20 Tristan Court, Hadfield, Vic 3046

House For Sale

Wednesday, 12 June 2024



20 Tristan Court, Hadfield, Vic 3046

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 300 m2

Type: House



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AUCTION this Saturday @ 4:30 PM: \$625k - \$685k

Located in a peaceful cul-de-sac, this delightful home offers a relaxed lifestyle with its spacious single-level design, quality features, and immaculate, low-maintenance gardens. Behind the picket fence and period-style facade, you'll find a beautifully presented interior with three large bedrooms. The open living and dining area is bathed in natural light and includes a well-equipped kitchen. The private backyard features extensive paving, a convenient garden shed, and established trees. A side driveway provides ample off-street parking. Ideally situated, the bus stop is just around the corner, and East Street shops are easily accessible. The property is also close to popular parks, local schools, childcare centres, and cafes, with easy access to Merlynston Station, Citylink, and the Ring Road. Perfect for both home buyers and investors looking for a blend of comfort and convenience. Make your move today - Contact C+M Residential. 'Helping You Find Home'

THE UNDENIABLE: • Weatherboard with Brick Front Facade • Single Level Side-by-Side • Built-in 1990s approx. Updated 2000's • Land size of 300m² approx. • Building size of 16sq approx. • Foundation: Concrete Slab

THE FINER DETAILS: • Kitchen with S/S appliances, ample benchtops & cupboard space, breakfast bar, dishwasher, tiled splash back, pantry, finished with tiled flooring • Sizeable open-plan meals & living zone with carpeted flooring • 3-Bedrooms with carpeted flooring, 2 with robes • 1-Bathroom with shower, bathtub, single vanity, combined toilet & tiled flooring • Laundry with single trough • Rinnai wall heating & split system cooling • Additional features include a security alarm system & CCTV, day & night roller blinds, shutters, quiet cul-de-sac, near new carpets, skylights, plus more • Established gardens front & rear with a paved covered patio, trees, garden beds & garden shed • Driveway for off-street parking • Potential Rental: \$520 - \$580 p/w approx.

THE AREA: • Close to West, East & Middle St Shopping Village • Gowrie, Glenroy, Merlynston & Fawkner 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: • Separately Titled & No BODY CORP!! • Quiet cul-de-sac living with convenience & comfort!

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. Claudio Cuomo: 0419 315 396 John Nguyen: 0433 928 979