

**21 Kelpie Boulevard, Curlewis, Vic 3222**

**House For Sale**

Wednesday, 31 January 2024



21 Kelpie Boulevard, Curlewis, Vic 3222

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 525 m2**

**Type: House**



Ross Bywater  
1300853857

**\$640,000 - \$660,000**

Ideal for a growing family, this modern, well-presented home is just a short stroll to multiple parks and playground and a short drive to supermarket shopping centre, waterfront beaches and boat ramp. Features include:

- 4 large bedrooms, master with walk in robe and ensuite
- Open plan and fully tiled living with second living for parents or kids' space
- Lovely kitchen with SS appliances, plenty of storage, bench space, breakfast bar, and walk in pantry
- Great floor plan with separate kids zone and additional study off living
- Central family bathroom with separate shower and bath.
- Gas ducted heating and SS cooling
- Great size back yard, landscaped and low maintenance, undercover alfresco too
- Double remote garage with rear yard and internal access, more storage space

Other benefits of this prime location are the Bellarine Rail Trail, local wineries, breweries, Portarlinton and Queenscliff ferries. Also ideal for investors, likely rental income \$480 - \$500/wk Vacant possession available from early March, call now for an inspection. If you are a property investor or looking to invest in property, contact Shannon Loe to discuss your investment needs. Shannon Loe has been in real estate for over 15 years and continues to assist property investors on a daily basis to achieve their property investment goals – [shannon@releasepm.com.au](mailto:shannon@releasepm.com.au) or 0488 246 519