

23 Citreus Circuit, Brookfield, Vic 3338



House For Sale

Thursday, 30 May 2024

23 Citreus Circuit, Brookfield, Vic 3338

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 670 m2

Type: House



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Ricky Frew
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\$749,000 - \$799,000

This stunning family home is positioned in the highly sought-after Botanica Springs Estate in Brookfield on a massive 670m² (approx.) parcel of land, nearby to all of Brookfield has to offer such as local parklands, newly opened Binap Primary School, public transport, shops and easy freeway access. The quality is evident from the moment you arrive at the front of the property with a bold façade and feature stacker stone and stunning landscaping leading you to the front door of this beautiful home. Upon entry you are met with soaring ceilings and gorgeous floorboards that flow throughout. The huge master bedroom situated at the front of the home offers an abundance of space. Further complimented by large timber windows, a large walk-in robe and a stunning ensuite featuring a massive shower and double vanity and luxurious spa bath for total comfort and relaxation. Continuing through you are met with the formal lounge room or study space hosting plenty of space for the whole family to enjoy or grow. Moving into the heart of the home you are greeted with the jaw-dropping kitchen space, with a huge 60mm stone island bench providing endless bench space, 900mm stainless gas cook top/oven, dish washer, glass splash back, plenty of cupboard space and a huge walk-in pantry. This perfectly overlooks the well-appointed living and dining area, featuring a split system unit for all year comfort. The well positioned retreat located at the rear of the home provides an ideal space for a kids play area or to utilise as a third living zone ideal for the growing family. The remaining three bedrooms are all situated at the rear of the home are great in size and feature built in robes and are serviced by a stunning central bathroom boasting a larger shower, stone benchtops and plantation shutters. Heading outside through timber bifold doors the property opens up the alfresco area, allowing the perfect place to entertain all guests. The large, grassed area provides plenty of space for the kids and pets to run and play, whilst being in full view from the living and dining area. This property also features a homemade mini golf course and a large shed, allowing easy storage for any and all items. Additional features include; ducted heating, evaporative cooling, split system heating & cooling, downlights throughout, alarm system, security screens, storage galore with multiple linen presses, higher ceilings throughout, square set cornicing in main living areas, solar panels featuring two batteries and so much more! Properties like this don't last long, so call Shane today on 0488 980 115 before it's too late! (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.