

23 Madigan Drive, Glen Waverley, Vic 3150

LLC
Real Estate

House For Sale

Friday, 29 March 2024

23 Madigan Drive, Glen Waverley, Vic 3150

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 661 m2

Type: House



Yin Yin Loh
0410052131

Private Sale

Brilliantly placed on a double school zone and ready to move in. This single storey home is situated in a peaceful and tranquil environment yet minutes away from all the daily hustle and bustle. It is within short distances to a variety of amenities, public transport, railway stations, recreational facilities and highly sought-after educational institutions. It is perfect for family living and entertaining. A welcoming door opens to reveal a spacious foyer leading through to a formal lounge basked in natural light and a study/home office. The light-filled living and functional areas are well interconnected, permitting larger gatherings of family and friends, and enabling everyone to mingle freely from the large formal lounge to the dining room, modern kitchen with new cooktop and rangehood, breakfast bar with great bench and cupboard space, and the rumpus room has its own access out onto the large covered patio and child friendly garden. There is a common bathroom with inset bathtub, a separate shower room and a toilet which adequately caters for everyone's needs. Features:- 4 bedrooms, 2 livings, a study/home office, 2 bathrooms and a double garage- Floor-to-ceiling windows in both livings, dining and study/home office give a space the feeling of open, airy elegance with abundant natural light- Master bedroom is located in the rear of the house provides silence, privacy with roses view of rear garden, built-in-robos and a large ensuite. According to feng shui, this is undoubtedly the best location for the master bedroom. It is away from any main traffic, meaning it is away from any other energy present within the home. Keeping it to the back keeps the bedroom safe and nourished with powerful energy.- Additional 3 well-sized bedrooms with built-in-robos - A family bathroom with inset bathtub and separate toilet- A 5.225kW solar system, evaporative cooling system, ducted gas heating, garden shed, a double remote controlled garage door with a roller door to the rear with drive-thru access for recreational vehicle storage Conveniently located: • Bus stops: 600m – 1.6 km • Glen Waverley train station: 3.3 km / catch a direct bus • Easy access to M1 freeway Education: • Mount View Primary (State Overall Score 99): 700m / 10 mins walk • Caulfield Grammar School, Wheelers Hill: 2 km / 3 mins drive • Brentwood Secondary College (State Overall Score 96): 3.5 km / catch a direct bus • Wesley College Glen Waverley (State Overall Score 97): 4.4 km / catch a direct bus • Monash University Clayton: 8.4 km / catch buses Shopping, Dining & Entertainment Precinct: • Kerrie Road local shops: 2 km / catch a direct bus • The Glen Shopping Centre / Kingsway Dining & Entertainment Precinct: 3 km / catch a direct bus • Big Watermelon Bushy Park: 4.6 km • Burwood One (24 hour Coles & Kmart): 7.2 km / catch a direct bus • Chadstone Shopping Centre (claims to be the biggest in the Southern Hemisphere): 10.8 km Recreation & Reserve: • Atheldene Drive Reserve: 400m • Dandenong Creek Trail: 1 km • Glen Waverley Sports Hub: 1.3 km • Glen Waverley Golf Course: 1.3 km • Jells Park: 1.9 km / catch a direct bus • Monash Aquatic & Recreation Centre, Glen Waverley Tennis Club, Central Reserve - A multi-purpose sporting reserve, Glen Waverley Community Centre and the Glen Waverley Bowls Club. It includes a skate park, rope climbing spiral net, playground, BBQ facilities and pavilions: 3.4 km / catch a direct bus Medical Centre: • Waverley Medical Centre: 2.4 km • The Glen Medical Centre: 3.2 km • Waverley Private Hospital: 4.5 km • Monash Medical Centre: 10 km Disclaimer: We have in preparing this document used our best endeavours to ensure that the information contained in this document is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements in this document. The fixtures, fittings, appliances and services have not been tested and no guarantee as to their functionality or efficiency can be provided. Distances and timings are approximate. Prospect purchasers should independently verify the information contained in this document and refer to the due diligence check-list provided by consumer affairs. Click on the link for a copy of the due diligence check-list: <http://www.consumer.vic.gov.au/duediligencechecklist>