

# 243 Hidden Valley Bvd, Hidden Valley, Vic 3756

## Sold House

Wednesday, 18 October 2023



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Bedrooms: 3

Bathrooms: 2

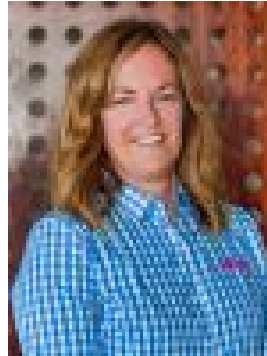
Parkings: 2

Area: 1452 m2

Type: House



Peter Hess  
0413003140



Vanessa Hess  
0413003140

**\$725,000**

With water views outside your back door, and within a short stroll to the Hidden Valley Country Club, this is truly a super position. This is a great opportunity for someone, who is prepared to manage some cosmetic improvements to the property, but secure a roomy house in a great location, on a large block that is very manageable and lightly graded. With three good sized bedrooms plus study, the master has a double walk-in robe, full ensuite, with a bathroom and a double vanity, the other three are serviced by a good sized family bathroom with a separate toilet. For living spaces, you are spoiled with a theatre room, a large family/meals area plus another huge living area, plus two outdoor entertaining areas. The kitchen features a 900mm stainless steel stove, range-hood, dishwasher and large bench and storage space. For dining spaces there is an informal, meals area or a formal dining area. For your vehicles, there is a two car garage with internal access, side access to the rear yard and plenty of storage area for your caravan, boat or trailer. The gardens are large but low maintenance and have plenty of flat space for the enjoyment of your pets and kids. The house also features gas ducted heating, and evaporative cooling. This house is not perfect, and could do with some new carpets and a freshen up with paint and some other general repairs, but it still represents, good buying. Hidden Valley is one of the most popular lifestyle estates in the area and with the brand new multi-million dollar country club being open just down the road, it has added even more appeal. Also, you are just a few minutes drive from Wallan's shopping precinct and train station. You can commute into Melbourne in around an hour via the V/Line train or the Hume Freeway. Hidden Valley is also serviced by buses from many schools near and far.