

25B Ormond Street, Pascoe Vale, Vic 3044

House For Sale

Thursday, 9 November 2023



25B Ormond Street, Pascoe Vale, Vic 3044

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 367 m2

Type: House



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\$1.2m - \$1.3m

Discover the epitome of modern living at 25B Ormond Street, Pascoe Vale. This brand-new, single-level home boasts 4 spacious bedrooms, 2 well-appointed bathrooms, and a versatile study or home office space. The attention to detail shines through with top-notch finishes, including an indoor atrium and skylights that flood the interiors with natural light. Outside, a private courtyard provides the perfect setting for relaxation and entertaining. Plus, you'll love the convenience of being zoned to Strathmore Secondary College, and the proximity to schools, cafes, shops, parklands, and public transport options. This property is a true gem in a sought-after Melbourne suburb. Don't miss the opportunity to make it yours. Make your move today - Contact C+M Residential.. 'Helping You Find Home..'

THE UNDENIABLE:

- Brick single level side by side house
- Built-in 2023 approx.
- Land size of 370m² approx.
- Building size of 24sq approx.
- Foundation: Concrete slab

THE FINER DETAILS:

- Kitchen with 900mm stove top, dual wall oven & a dishwasher, stone benchtops, Island bench with waterfall edging, skylights, walk-in pantry, ample cupboard space, finished with heringbone oak flooring
- Sizeable open-plan meals & living zone with built-in TV unit, all with heringbone oak flooring
- Study/Home office with heringbone oak flooring
- 4-Bedrooms with BIRs & carpeted flooring, master with ensuite & WIR
- 2-Bathrooms with shower, bathtub to main, single & double vanities, combined toilet & floor to ceiling tiles
- Separate laundry with single trough, cupboards & benchtop space, plus rear access
- Ducted heating & cooling plus a stunning fireplace
- Additional features include zoned to Strathmore Secondary College, high ceilings, cathedral ceiling, window furnishings, indoor atrium, plus more
- Single dwelling with landscaped gardens, garden beds, lawns, decking, garden shed & water tank
- Single remote garage with rear & internal access, plus driveway for additional car

Potential Rental: \$750 - \$800 p/w approx.

Body Corp/Strata Insurance: N/A

THE AREA:

- Walk to Cumberland Rd, Essex St & Derby St shopping & café strips.
- Pascoe Vale & Merlynston train station & bus hub
- Surrounded by parks, reserves & schools
- Only 11.5km from the CBD with easy City Link, Ring Road & airport access
- Zoned Under City of Merri-bek - Neighbourhood Residential Zone

THE CLINCHER:

- Strathmore Secondary College zone; top-tier education at your doorstep
- Modern luxury meets convenience including an indoor Atrium & all the finer finishes

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 & does not warrant its accuracy or completeness. Parties should make & rely on their own inquiries in relation to this property.

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