

**26 CATANI AVENUE, Koo Wee Rup, Vic 3981**

**AREA SPECIALIST**

**House For Sale**

Wednesday, 3 April 2024

26 CATANI AVENUE, Koo Wee Rup, Vic 3981

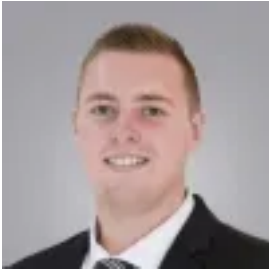
**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Area: 538 m2**

**Type: House**



Callum Donders  
1300080547



Sarah McCallum  
0431329399

**\$720,000 - \$790,000**

Its Addressed: Welcome to 26 Catani Avenue, Koo Wee Rup – the epitome of spacious family living nestled within the sought-after Waterways Estate. This immaculately designed home offers versatility, quality, and comfort at every turn. With five generous bedrooms, including a master retreat complete with a walk-in robe and ensuite, this residence caters perfectly to larger families. Alternatively, enjoy the flexibility of a four-bedroom layout coupled with three expansive living areas, providing ample space for entertainment and family gatherings. Step into the heart of the home where an open-plan kitchen, dining, and living area seamlessly blend together - The modern kitchen boasts sleek stone benchtops, stainless steel appliances, including a dishwasher, and a sizable walk-in pantry for all your culinary needs. Entertaining is a breeze with the inclusion of an alfresco area, perfect for hosting BBQs or simply unwinding outdoors. The low-maintenance gardens feature veggie patches, ideal for green-thumbed enthusiasts seeking homegrown delights. Convenience is key with a double garage offering rear roller door access into the backyard, ensuring ease of storage and accessibility. Stay comfortable year-round with ducted heating and split system cooling, providing climate control throughout every season. You will also find 6kw (approx) solar panels. Located in the Waterways Estate, enjoy a lifestyle of convenience, with parks, schools, and shops all within easy reach. Don't miss the opportunity to make 26 Catani Avenue your forever home – where quality meets modern comfort, creating a haven for your family to thrive. Enquire today and seize the chance to call this remarkable property yours." For more Real Estate in Koo Wee Rup contact your Area Specialist. Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary, to satisfy themselves with any pertinent matters."