

# 26 Waterbush Crescent, Lyndhurst, Vic 3975



## House For Sale

Wednesday, 22 November 2023

26 Waterbush Crescent, Lyndhurst, Vic 3975

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 725 m2

Type: House



Chaminda Gunasekara

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**\$1,200,000 - \$1,300,000**

LYNDHURST: Can the Location Get Any Better Than This? Welcome to 26 Waterbush Crescent, Lyndhurst - where convenience meets comfort in a prime location! This stunning property offers a lifestyle of luxury and practicality, surrounded by amenities that make everyday living a breeze. Property Highlights: \*Stone's Throw Away from Figtree Walk Reserve & Playground: Embrace the tranquility of nature with the Figtree Walk reserve just steps away. Perfect for leisurely strolls and family fun at the playground. \*Approx 726 sqm Land with Side Access: Enjoy the freedom to park your boat or caravan hassle-free with convenient side access. The spacious 726 sqm land ensures ample space for outdoor activities. \*Large Driveway for Extra Parking: Never worry about parking space again! The property features a large driveway, perfect for accommodating extra cars, ensuring convenience for you and your guests. \*Extra Large Living Areas: Boasting generous living spaces, including a formal lounge, open plan living area, large sunroom, and an upstairs rumpus room. There's also a dedicated office space for those who work from home. \*Well-Equipped Kitchen: The heart of the home features a modern kitchen with stone benchtops, 900mm appliances, ample cupboard space, and more. A perfect setting for culinary adventures and family gatherings. \*Short Walk to Station & Bus Stop: Commuting is a breeze with the train station and bus stop just a short walk away, ensuring easy access to public transportation. \*Nearby Schools: Education is at your doorstep with St. Francis de Sales Primary School and Lynbrook Primary School within reach. Plus, Lyndhurst Primary School is just a short drive away. \*Banjo Paterson Park and Playground: Embrace outdoor activities with the nearby Banjo Paterson Park, offering green spaces and recreational facilities for the whole family. \*Shopping Convenience: Marriott Waters Shopping Centre is just a 4-minute drive away, providing you with a variety of shopping options for your daily needs. \*Easy Access to Monash Freeway: Enjoy convenient connectivity with easy access to the Monash Freeway, making your daily commute a breeze. Don't miss the opportunity to make 26 Waterbush Crescent your new home. Contact us today to schedule a viewing and experience the epitome of comfortable living in Lyndhurst! **BOOK AN INSPECTION TODAY, IT MAY BE GONE TOMORROW - PHOTO ID REQUIRED AT ALL INSPECTIONS!** **DISCLAIMERS:** Every precaution has been taken to establish the accuracy of the above information, however it does not constitute any representation by the vendor, agent or agency. Our floor plans are for representational purposes only and should be used as such. We accept no liability for the accuracy or details contained in our floor plans. Due to private buyer inspections, the status of the sale may change prior to pending Open Homes. As a result, we suggest you confirm the listing status before inspecting. All information contained herein has been provided by the vendor, the agent accepts no liability regarding the accuracy of any information contained in this brochure.