

# 3/13-15 Carruthers Court, Thomson, Vic 3219



## Sold Townhouse

Saturday, 16 September 2023

3/13-15 Carruthers Court, Thomson, Vic 3219

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 320 m2

Type: Townhouse



Cedie Jimenez  
0352280637

**\$495,000**

Nestled away in a quiet street less than 2km from the Garden Street boutique shopping and Café district, Eastern Gardens, Geelong CBD, Barwon River and South Geelong train station, this truly is a convenient location. Schools for all ages are within walking distance and the famed Bellarine rail trail is less than 100m from your door step for the daily stroll. The rear position also ensures privacy as well as security. Inside, all the modern conveniences have been provided as expected with a modern home. The orientation provides plenty of natural light and the floorplan is very functional with a long living/dining open plan to a contemporary kitchen that includes dishwasher, pantry, gas cooking, stone tops and breakfast bar. The master bedroom, with ensuite and walk in robe, is zoned separate at the front of house, whilst a hall leads to bedroom 2 and 3, serviced by a central bathroom, separate toilet and laundry. Reverse cycle air conditioning controls the climate. Opening directly out from the dining area to the northeast and creating a seamless transition from indoor to outdoor entertaining, the paved area and large rear yard is a blank canvas to make your own private oasis with plenty of space for the kids, pets or just lavish gardens. An oversized garage with plenty of space for storage and workbench has remote roller door access and is complimented by an additional car space. Whether you are a 1st home buyer looking for an entry level property in a premier suburb, an investor wanting a balance of low maintenance and high return on investment, or a downsizer wanting a modern home in a secure and private setting, this property is a fantastic option for you. To learn more about this opportunity, call Dion Plumb on 0424 940 629.