

**3/16 Park Street, Pascoe Vale, Vic 3044**



**Sold Townhouse**

Monday, 19 February 2024

3/16 Park Street, Pascoe Vale, Vic 3044

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 73 m2**

**Type: Townhouse**



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**\$582,500**

Introducing 3/16 Park Street, Pascoe Vale - a charming 2-bedroom, 2-bathroom Townhouse nestled in the heart of Pascoe Vale. Boasting a desirable location, this residence is zoned to both Strathmore North Primary & Strathmore Secondary College, making it an ideal home for first-home buyers, young families, or savvy investors. With shops, cafes, parklands, schools, and transport options all within walking distance, convenience is at your doorstep. Commuting to Melbourne CBD or the airport is a breeze, offering a perfect blend of urban connectivity and suburban tranquillity. Embrace a low-maintenance lifestyle that affords you more time to relish moments with loved ones. Discover the epitome of modern living at 3, 16 Park Street, Pascoe Vale. Make your move today - Contact C+M Residential. 'Helping You Find Home'

**THE UNDENIABLE:** • Brick Townhouse • Built-in 2016 approx. • Land size of 73m<sup>2</sup> approx. • Building size of 11sq approx. • Foundation: Concrete slab

**THE FINER DETAILS:** • Kitchen with S/S Blanco appliances including a dishwasher, stone benchtops, ample cupboard space, tiled splashback, finished with hardwood timber flooring • Sizeable open-plan meals & living zone with hardwood timber flooring • 2-Bedrooms with robes & carpeted flooring, master with ensuite • 2-Bathrooms with shower, single vanity, combined toilet & tiled flooring • Laundry with single trough • Reverse split system heating & cooling • Additional features include high ceilings, LED lighting, roller blinds, zoned to Strathmore North Primary & Secondary College • Established gardens on grounds with trees, garden beds & lawns. Private north-facing balcony off living area plus a courtyard • Single remote garage with internal access • Potential Rental: \$450 - \$500 p/w approx.

**THE AREA:** • Walk to Snell Gr, Devon Rd, Pascoe St & Pascoe Vale Rd shopping strips. • Pascoe Vale & Oak Park train station & bus hub • Surrounded by parks, reserves & local schools • Only 11.5km from the CBD with easy City Link, Ring Road & airport access • Zoned Under City of Merri-bek - Residential Growth Zone

**THE CLINCHER:** • Zoned to both Strathmore North Primary & Strathmore Secondary College - **WINNER!** • Super low-maintenance home, always a bonus

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

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