

3/7 Rosehill Road, Essendon West, Vic 3040

MATTHEWS.

Villa For Sale

Wednesday, 22 November 2023

3/7 Rosehill Road, Essendon West, Vic 3040

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Villa



John Matthews
0433325238



Robert Mohovich
0408887767

\$700,000 - \$750,000

WELCOME HOME Forget what the address says. This ripper villa is actually on quiet Diamond Street. What's more, it has its own street frontage, no shared land and no Owners Corp fees. Bingo. You've also got a versatile floorplan, quality features list and delightful outdoors to enjoy. So, if you're looking for a brilliant entry into Essendon West, blue-chip investment opportunity or affordable downsize option, then look no further than this single-level stunner. **THESE ARE YOUR NEIGHBOURS** COFFEE - St Rose, Tilba Street Espresso, Assembly Ground EAT - Essendon Hotel, Squires Loft, Benyue Kitchen TREAT - Augustus Gelatery, Parisian Baker, Amazing Graze Tea Rooms DRINK - Primrose & Wine, The Last Stop Wine Bar, Calmer Cafe WELLNESS - Rise Pilates, The HIIT Factory, Insight Body & Mind **THE FINER POINTS** | Master bedroom with WIR and private ensuite | Two additional bedrooms (BIRs) | Central bathroom with separate shower and tub | Second WC | Front lounge | Open living/meals area to the rear | Kitchen with breakfast bar | Ceramic cooktop | Dishwasher | Ducted heating | Split-system air conditioning (x3) | Ceiling fans (x2) | High ceilings with LED downlights | New carpets and blinds | Full-size laundry | Private rear yard | Established gardens and veggie patch | Single lock-up garage | Additional driveway parking space | **FINAL WORD** Easy-living excellence in a gem of a location.