

3 Patterdale Court, Croydon Hills, Vic 3136



House For Sale

Wednesday, 10 January 2024

3 Patterdale Court, Croydon Hills, Vic 3136

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 836 m2

Type: House



Lisa Devenish

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\$1,100,000 - \$1,200,000

Tranquil parkland running alongside this outstanding family residence within a peaceful court creates an idyllic lifestyle setting with picturesque leafy surrounds and immediate access to relaxing walking trails and bike paths. The coveted extra-wide street frontage and 836 sqm (approx.) allotment is superbly matched by a spacious two-level interior, private north-rear garden and enviable proximity to impressive amenities and quality schools such as Luther College, Good Shepherd Primary School, Yarra Valley Grammar and Croydon Hills Primary School. Impeccably maintained and stylishly updated, this home is immaculate with freshly painted interiors, exterior and new plantation shutters. This property is brilliantly designed for secluded low-maintenance living with beautifully landscaped gardens and huge 4-car tandem carport with additional off-street parking suitable for a caravan or boat. Accommodation consists of four robed bedrooms including the freshly renovated master with ensuite and walk-in robe while the remaining bedrooms are complemented by a family bathroom with shower and separate bath. With a living room that extends to a spacious dining area and adjoining well-appointed kitchen with a breakfast bar and excellent stainless-steel appliances that include a gas cooktop, wall oven and Bosch dishwasher. A serene garden-fringed entertainment deck with an abundance of space for alfresco dining and guests to enjoy. Stunning Japanese Maple trees provide a fitting introduction to the lush rear garden which features views of neighbouring Candlebark Walk Reserve. Also offering an upstairs lounge, laundry, ducted heating, evaporative cooling, split system and security alarm, vegetable patches, water tanks, garden shed and outdoor blinds; this family-focused residence is ideally situated only minutes from McAdam Square, the bus stop, Eastland and EastLink.