

**33 Catees Street, Clyde North, Vic 3978**

**AREA SPECIALIST**  
Rapid

**House For Sale**

Friday, 19 January 2024

33 Catees Street, Clyde North, Vic 3978

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 336 m2**

**Type: House**



Khaled Arabzadeh

## \$670,000 to \$715,000

Nestled in a prime location on a 336sqm (approx.) block, this residence offers a perfect blend of modern luxury and convenience. What's more? The location itself has become the epitome of sophistication in the Southeast. This home was built with the needs of modern family living in mind, with its light filled interior, easy flowing floor plan and neutral colour palette it's sure to impress everyone who walks through. This family home has 4 spacious bedrooms. The master bedroom comes with a full ensuite and it is fitted with a Walk In Robe. the remaining 3 generous size bedrooms come with built-in robes and serviced by a central bathroom and a separate toilet. The modern kitchen has plenty to offer and comes with top of the range appliances. Main Features of the Property: -4 Bedrooms-Master With Ensuite & WIR-Built in Robe-2 Bathrooms-Pergola with decking-Spacious Kitchen-Meals Area-Heating: Yes-Cooling: Yes-Separate Laundry-Plenty of Natural light-Car Garage Chattels: All fittings and fixtures as inspected as permanent nature. Deposit Terms: 10% of Purchase Price Preferred Settlement: 30/45/60/90/120 The ideal location of this home gives you easy access to: Clyde North shopping precinct Medical centers Hospitals Near bus stop to Merinda Park Train Station Close to St. Germain Park, great for kids and families Freeway and Highway Primary and Secondary Schools Cricket & Soccer Fields Casey RACE Recreation & Aquatic Centre Casey Indoor Sports Centre Cafes & Restaurants DISCLAIMER: All stated dimensions in the content and photos are approximate only. Due diligence checklist: <http://www.consumer.vic.gov.au/duediligencechecklist>. For more Real Estate in CRANBOURNE WEST contact your Area Specialist. Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary, to satisfy themselves with any pertinent matters.