

**34 Mockridge Drive, Kangaroo Flat, Vic 3555**



**House For Sale**

Friday, 14 June 2024

34 Mockridge Drive, Kangaroo Flat, Vic 3555

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 713 m2**

**Type: House**



Darcy Quinn  
0468721495



Ben Michell  
0487110649

**\$475,000 - \$515,000**

Welcome to 34 Mockridge Drive, a delightful home situated on a generous 713m<sup>2</sup> block in the heart of Kangaroo Flat. This property boasts three spacious bedrooms and two well-appointed bathrooms, offering ample space for a growing family or those looking to downsize without compromising on comfort. Inside, the home features ducted evaporative cooling and a gas wall furnace, ensuring a comfortable living environment all year round. The living areas are bright and inviting, perfect for relaxation or entertaining guests. Step outside to the lovely patio area, ideal for outdoor dining or simply enjoying the tranquil surroundings. The large backyard offers plenty of space for gardening, play, or future enhancements. Location is key, and this home is perfectly positioned close to Crusoe College and Kangaroo Flat Primary School, making it an excellent choice for families. Convenience is at your doorstep with nearby supermarkets and the Lansell Plaza Shopping Centre just a short drive away. Public transport options are also easily accessible, adding to the property's appeal. 34 Mockridge Drive offers a blend of comfort, convenience, and charm, making it a perfect place to call home. Whether you're a homeowner seeking a serene and practical living space or an investor looking for a valuable addition to your portfolio, this property is an exceptional opportunity not to be missed.