

**35 Foxzami Crescent, Epping, Vic 3076**

**LOVE & CO**

**House For Sale**

Monday, 15 April 2024

**35 Foxzami Crescent, Epping, Vic 3076**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 641 m2**

**Type: House**



John Gioftsidis  
0394044955



Jim Vasiliou  
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**Auction: Sat 11 May @ 11am**

Set on a generous allotment in a quiet, yet remarkably convenient position, this instantly-enjoyable residence is enveloped by family-friendly spaces for a fabulous indoor/outdoor lifestyle. Established gardens and an over-sized driveway frame the front of the home, while an expansive rear yard offers the ideal environment for kids and pets to roam with options aplenty to extend, or perhaps even redevelop (STCA). The functional layout includes a light-filled formal lounge, well-placed kitchen with expansive meals/family zone and flexible sunroom that offers scope for use as a further living area (rumpus), alfresco zone or even fourth bedroom/study. Three generously sized bedrooms with built-in wardrobes share a central bathroom with a separate bath. Other highlights include ducted heating, evaporative cooling, double garage whilst public transport, schools and shops are all easily accessible. A terrific first home and an even better investment.