

35 SAFFRON CIRCUIT, Baranduda, Vic 3691



House For Sale

Thursday, 16 November 2023

35 SAFFRON CIRCUIT, Baranduda, Vic 3691

Bedrooms: 4

Bathrooms: 2

Parkings: 6

Area: 1131 m2

Type: House



John Currell
0407290969

Contact Agent

TICKS ALL THE BOXES Thoughtfully designed throughout and with enough room for the whole family, this beautifully presented home is sure to tick all your boxes. Situated in the highly sort after and family friendly Baranduda, be impressed by this homes functionality, immaculate street appeal and of course, the sparkling inground swimming pool and huge powered shed! The master suite of the residence is privately positioned to the front of the home and features a stylishly appointed ensuite with dual basins and generous walk in robe. A further three bedrooms all have built in robes and share the full family bathroom. Two living areas cater for the largest of families and include a light and bright open plan family and meals and a separate formal lounge. An office has your working from home needs covered or could also be utilized as a third living or bedroom for when guests come to stay. The entertainers kitchen is the core of the home and features stainless steel appliances including 900 freestanding stove and dishwasher, stone benchtops, a cleverly concealed walk in pantry and an extensive island bench. With your comfort in mind, the home has been fitted with evaporative cooling, ducted gas heating, ceiling fans to all bedrooms and quality day/night blinds throughout. A 6.6kw solar panel system will also assist in keeping your bills to a minimum. Sliding doors provide seamless indoor-outdoor flow to the covered alfresco where you can entertain with ease. Relax after a long day in the solar heated swimming pool or simply enjoy watching the kids and pets play in the manicured grounds and gardens complete with irrigation system and a selection of beautiful fruit trees. The double garage will accommodate your vehicles and offers both remote and internal access. Dual gates to the side of the property provide exceptional access to the rear yard where you will find the whopping 6.5m x 15m powered shed complete with roller doors and evaporative cooling, perfect for tradesmen or car enthusiast. Additionally, there is a covered caravan bay with access available from Kiewa Valley Highway. Within a short walk to the recently completed IGA supermarket, General Store, Community Centre and Primary School as well as being only a short 10 minute commute to the CBD of Wodonga, the location of this property is simply superb and we welcome your enquiry and inspection.

NOTES: Block: 1131m² Builder: Southern Vales Homes Built: 2019 Living: 23.98 squares Rates: \$2,916.80 p/a Water: \$129.97 p/q + usage Disclaimer: at sell/buy/rent we make every attempt to ensure that all information provided about the property is accurate and honest with information provided from our vendor, legal representation and other information sources. Therefore we cannot accept any responsibility for its true accuracy and advise all of our clients to seek independent advice prior to proceeding with any property transaction.