

# 36 Barbara Avenue, Officer, Vic 3809

## Sold House

Wednesday, 6 March 2024

36 Barbara Avenue, Officer, Vic 3809

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Brix Cai  
0397075300



Anita Taylor  
0397075300

**\$745,000**

With a host of quality upgrades, this 'better than brand new' home is all ready for you and your family to enjoy. It's free flowing floor plan offers room to move and includes 4 bedrooms and two living areas. 2.7m ceilings provide space and natural light throughout and all of the 'on trend' colours and décor will be sure to impress. Functional Hybrid timber flooring extends through much of the home, and earthy grey tones and black fittings compliment the modern appearance. The stunning kitchen is exceptional – with its top of the range stone waterfall benches and splashback, stainless steel appliances and walk in pantry with its substantial storage space. Outside, a spacious merbau deck is the perfect space for relaxing or entertaining, whilst landscaped gardens complete this stunning low maintenance package. Extras include a remote double garage with internal access, dishwasher, CCTV system, double glazed windows throughout, ducted heating, split system air conditioning and ceiling fans to all bedrooms for year-round comfort. The location speaks for itself – with Officer's brand new primary school a short stroll away as well as public bus stop, O'Shea Rd extension and M1 freeway access all at your doorstep. Thanks to the Victorian Government Big Build Projects, Brunt Road level crossing removal is nearly complete. Such a good package in such a good location, there is no better opportunity whether you are first home buyer or downsizing. It's less than 18 months old, and ready to simply move into and enjoy. Contact us today for inspection and more information.