

44 Armstrong Road, Heathmont, Vic 3135

House For Sale

Tuesday, 21 November 2023



44 Armstrong Road, Heathmont, Vic 3135

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 716 m2

Type: House



Erin McDougall
0398706211



Sophie Broadbent
0398706211

\$850,000 - \$930,000

Boasting an enviable family location just a short stroll from Heathmont East Primary School, Heathmont Rail Trail and HE Parker Reserve, this classic single level home comes to market for the very first time, offering a thrilling array of future possibilities. The home has enjoyed the continuous ownership of a fastidious couple, who have kept it in superb condition, meaning new owners can move in with immediate comfort as they plan their next steps. Positioned on an expansive 716sqm block with a wide 18.29m frontage, the property offers strong scope for updates or extension, or as an ideal block for those looking to build a brand new dream home in an idyllic family neighbourhood (STCA). Superbly situated moments from Heathmont Station, Heathmont village shopping and cafés, Uambi Reserve, Wombolano Park and Tarralla Creek Trail, the home is also close to Ringwood Secondary College, Bayswater Secondary College, Aquinas College and Tintern Grammar. Privately set behind lush established gardens and lawn, the home features generous formal living and dining rooms at the entry. A spacious separate family room flows out to an expansive undercover alfresco area, providing plenty of space for relaxed year-round outdoor dining and entertaining. An impressively proportioned skylit kitchen includes ample timber cabinetry, a stainless-steel Bosch dishwasher, and room for casual dining. Three bedrooms include two offering built-in wardrobes, and are complemented by a skylit central bathroom with a double vanity and a separate W/C. Featuring evaporative cooling, a skylit full laundry, ornamental cornices and two lock-up workshops, the home also includes a tandem lock-up garage with rear roller door vehicle access, plus ample additional off-street parking.