

**45 Laurel Crescent, Campbellfield, Vic 3061**

**House For Sale**

Tuesday, 9 January 2024



45 Laurel Crescent, Campbellfield, Vic 3061

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 569 m2**

**Type: House**



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**\$585,000 - \$643,500**

Positioned for easy access to just about every desired amenity, this impressive home delivers a perfect opportunity for buyers seeking affordability, desirability and the option to enjoy a fabulous start without compromising on lifestyle or location. Ready to live in or let out, astute buyers can look to live comfortably, enjoying the three bedrooms, two bathrooms, two living areas and a study on offer before adding value with cosmetic enhancements as time and budget allow. Enhancing the immediate comfort and future flexibility is a location footsteps to Sycamore Crescent Reserve, and a short walk to the primary school, pre-school, local shops and the bus. Minutes to Campbellfield Plaza and Upfield Station, it is closer still to the Hume for the easy trip to town! THINGS WE THINK YOU'LL LOVE:- Offering plenty of space for the family fleet, the gated carport is complemented by a double garage and a workshop.- The stainless-steel equipped kitchen anchors the family living meals, so the chef is a part of every event...or can watch the news while preparing dinner.- There are storage options everywhere you turn...a place for everything, ensuring clutter-free living!- The study offers space to work from home without losing a bedroom, while two of the bedrooms feature desks - Introducing your own designer touches to create your haven while adding value