

**46 The Boulevard, Gisborne, Vic 3437**

**Raine&Horne.**

**House For Sale**

Thursday, 28 March 2024

46 The Boulevard, Gisborne, Vic 3437

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 828 m2**

**Type: House**



Ken Grech  
0418509710



Jason WoodfordSmith  
0478000441

**\$690,000 - \$730,000**

Welcome to your family abode, where cosy living meets comfort and convenience. This quality family home boasts 4 bedrooms, master complete with WIR, ensuite and bay window, alongside a main bathroom, a double garage, and a host of functional amenities, ensuring a lifestyle of unparalleled comfort. Upon entry, you're greeted by a spacious lounge, perfect for relaxation and unwinding after a long day. The heart of the home lies in the kitchen/family area, seamlessly flowing into the outdoor entertaining space. Whether you're hosting a soirée or enjoying a quiet family dinner, this versatile area provides the ideal backdrop for every occasion. Stay cozy year-round with gas central heating, ensuring warmth and comfort during the cooler months. Additionally, a reverse-cycle split system in the family room & master bedroom offering customizable climate control, ensuring optimum comfort for all occupants. Venture outdoors and discover the expansive rear yard, easily accessible via the double garage. With a generous block spanning 828m<sup>2</sup> approx, there's ample space for children to play, pets to roam. Conveniently located within an easy walk to town, restaurants, sporting grounds, and all amenities, this property offers the epitome of convenience without compromising on tranquility. Whether you're seeking a serene retreat or a bustling hub for family life, this home fulfills every desire. Contact our invested team today.\*ID required upon inspection.