

# 652 Dock Walk, Armstrong Creek, Vic 3217

LCR O'CONNOR

## Townhouse For Sale

Monday, 27 November 2023

652 Dock Walk, Armstrong Creek, Vic 3217

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 159 m2**

**Type: Townhouse**



Amelia Price

**\$499,134**

PROMOTION AVAILABLE - ENQUIRE NOW! Armstrong Creek is one of Victoria's fastest growing suburbs, well-connected to Geelong's vibrant city centre, Bellarine and surf coast beaches, nearby schools, shops and convenient transport links to Melbourne and the Greater City of Geelong. Banksia is located on Boundary Road in the thriving suburb of Armstrong Creek - only a short drive from Geelong city centre and 90kms to Melbourne via the Princes Freeway. Walk your kids to school with plenty of existing primary and secondary schools nearby, including Mirriposa Primary School, Grovedale Primary School and Geelong Lutheran College. Great access to a huge range of local retail and convenience stores with Warralily Shopping Centre only 1.6km from Banksia, and 3km to Armstrong Creek Town Centre - a \$1 billion town centre in development. With a core focus on wellbeing and leisure, Banksia is close to many sporting clubs and recreational facilities, including Armstrong Creek Cricket and Sporting Club, Armstrong Creek Sharks Football Netball Club and Geelong Athlete Centre. Banksia is only a short drive away from an adventurous coastline that takes your breath away. With plenty of surf and sand, you and your family can enjoy life, as you like it. Echo Townhomes by Glenvill are proud to deliver this outstanding opportunity to be part of the highly sought after Banksia Estate in Armstrong Creek. Perfect for first homebuyers, downsizers and savvy investors! Each home features its own individual land title and is completely independently built and therefore has no body corporate fees applicable. These homes are fixed price with full turnkey inclusions allowing you to have a stress free and enjoyable build journey. Check out some of Echo Townhomes by Glenvill's Luxury Standard Inclusions:

- Fixed Price Package including Site Costs
- Architectural Façade
- Haier 600mm Cooktop
- Integrated Rangehood
- Haier 600mm Oven
- Haier Dishwasher
- 20mm Stone Benchtop to Kitchen
- 20mm Stone Benchtops to Bathroom and Ensuite
- Tiled Shower Base to Showers
- Timber Laminate Flooring to Living Areas
- Quality Carpet to Bedroom and Stairs
- Reverse Cycle Split System to Living and Master Bedroom
- Blinds and Flyscreens
- Fencing
- Front and Rear Landscaping
- Exposed Aggregate Driveway
- Clothesline
- Letterbox and more...

Do you need assistance with finance? Conveyancing? We are able to help you with every part of your property purchase! Please contact Amelia for more information