

**7 Mowbray Court, Sunbury, Vic 3429**



**House For Sale**

Friday, 24 May 2024

7 Mowbray Court, Sunbury, Vic 3429

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 673 m2**

**Type: House**



Patrick Kilkenny  
0401175248



Cassandra Doria  
0497972028

**\$685,000 - \$750,000**

Nestled in the tranquil setting of Sunbury's sought-after Gum Tree Hills Estate in a quiet family friendly court location, this delightful 4-bedroom family home offers the perfect blend of nature and convenience. You'll enjoy the serene environment while being within walking distance of Curtin Drive Reserve, Kismet Park Primary School, and both Sunbury and Salesian Colleges. Additionally, the vibrant heart of Sunbury, with shops, cafés, and train station, is less than a five-minute drive away, ensuring you have easy access to all amenities. Step inside and feel the warmth of this homely abode. The large living area off the entrance provides ample space, including room for a study nook-perfect for those who work from home or need a quiet space for study. The open-plan kitchen, living, and dining area offers another generous space for the family to relax and unwind and a second living area. The kitchen is equipped with a 900mm gas cooktop and oven, dishwasher ample bench and cupboard space, a walk-in pantry, and an additional pantry cupboard, ensuring storage is never an issue. The home features four spacious bedrooms, with the master bedroom boasting a walk-in robe and ensuite. The other bedrooms include built-in robes and share a well-appointed main bathroom, making it ideal for families of all sizes. A huge feature of this home is there is another large lounge area making 3 separate living zones. This one comes complete with a bar space in the corner, perfect for entertaining guests or enjoying a quiet evening at home. Step outside to discover your own private paradise offering a decked undercover area, an indoor spa in a separate room that is ideal for winter nights spent with friends. The backyard is designed for low maintenance with artificial grass and beautiful landscaping. The property is equipped with ducted heating, split system cooling, ceiling fans, and skylights, ensuring comfort throughout the year. Multiple garden sheds provide additional storage, while the 1.5-size garage with a mezzanine level offers extra space for your belongings and drive-through access for added convenience. This home has everything a family could desire and more, call us today! SALE BY SET DATE of 17th JUNE (Unless sold prior)