

# 7 Simmons Street, Tecoma, Vic 3160

## House For Sale

Monday, 27 May 2024

7 Simmons Street, Tecoma, Vic 3160

Bedrooms: 3

Bathrooms: 1

Area: 1301 m2

Type: House



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**\$720,000 - \$790,000**

Perfectly located on the fringe of Sherbrooke Forest, in a quiet, end of court location, this property offers a secluded retreat for young families, first home buyers and down sizers alike. Set amongst a colourful garden setting of over 1300m<sup>2</sup>, the location alone is sure to sell this great package! There are three bedrooms, neat and tidy main bathroom, separate toilet and plenty of character throughout. Open plan in design, the main living area has a great amount of space along with plenty of natural light and opens up to an additional alfresco indoor / outdoor living area providing not only a second lounge but also a great entertaining space. A wood fire, split system and ducted heating combine perfectly for efficient temperature control, giving this home warmth and comfort all year round. The kitchen, although original, is neat, clean and tidy and will certainly accommodate any aspiring cook! Outside, the useable block has a canopy of mature trees and a sealed driveway that leads to multiple parking bays – Perfect for your extra cars, trailers and toys! Within a pleasant walk to Tecoma's main street, local bus route and schools, this property offers a perfect package you simply cannot miss! Please note: Information provided has been obtained from sources believed to be accurate, however, we cannot guarantee information is accurate. Interested parties should make their own enquiries & obtain their own legal advice. We accept no liability for any errors or omissions (including but not limited to a property's land size, floor plans, building age or condition).