

70 Mcarthur Crescent, Armstrong Creek, Vic 3217



Sold House

Thursday, 21 March 2024

70 Mcarthur Crescent, Armstrong Creek, Vic 3217

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 350 m2

Type: House



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\$650,000

Every detail has been carefully considered in this captivating three bedroom home, designed and customized to ensure function and style aren't comprised. This home is made for those who love to entertain, with eye catching detail throughout, no detail has been left out. Take full advantage of the north-facing backyard capturing all of the natural sun, flooding through the expansive open plan living with light and warmth. In addition to the interior and aesthetic of the home, the gem of this property is the decked outdoor entertaining area is perfect for guests to gather, in all sorts of weather, alfresco blinds for this windy days, and your own putting green for those sunny days! **THIS HOME WILL NOT LAST LONG!**

Kitchen - Stone benchtops, overhead cabinetry, kitchen pot drawers, tile splashback, 900mm gas cook top, oven & rangehood, double sink, island breakfast bench with power points, stainless steel appliances, downlights, walk in pantry, dishwasher, fridge cavity

Living - Open plan adjoining living, dining & kitchen, timber laminate flooring, split system heating & cooling, downlights, roller blinds, glass sliding door through to outdoor entertaining, ducted heating, Second living - Semi-secluded being located off-set main living area, timber laminate flooring, downlights, roller blinds, split-system heating & cooling, ducted heating

Master bedroom - Carpeted, split-system, roller blinds & sheer curtains, ceiling fan with light, walk in robe, glass sliding door access to outdoor entertaining, Ensuite: with double vanity and cavity sliding door, double shower, shower niche, frosted window, personal toilet, large mirror splashback

Additional two bedrooms - Carpeted, roller blinds, built in robes, located in their own wing of the house with main bathroom

Main bathroom - Completely tiled bath, mirror splashback and semi frameless shower, single vanity, separate toilet.

Outdoor - Undercover decked alfresco with extended deck wrapping the side of the home, alfresco blinds, fire pit, Astro-turf putting green! low maintenance established garden beds and greenery, concrete paths, Mod cons - Laundry with walk-in linen press & external access, double lock up garage with internal house access, timber laminate flooring throughout excluding all bedrooms (carpeted) & bathrooms (tiled), roller blinds & downlights throughout, great size outdoor entertaining area naturally flowing from the main living zone and master bedroom, ducted heating, split system cooling.

Ideal for: Families, couples, first home buyers and investors. Close by local facilities: Local parks and playgrounds, nearby walking tracks, existing and future wetlands, easy access to Barwon Heads Road, The Village Warralily shopping centre, All Day Long Child Care, St. Catherine of Sienna Catholic Primary School, Armstrong Creek School, Oberon High School, 15min to Geelong CBD, 10min to Barwon Heads & 13th Beach*All information offered by Armstrong Real Estate is provided in good faith. It is derived from sources believed to be accurate and current as at the date of publication and as such Armstrong Real Estate simply pass this information on. Use of such material is at your sole risk. Prospective purchasers are advised to make their own enquiries with respect to the information that is passed on. Armstrong Real Estate will not be liable for any loss resulting from any action or decision by you in reliance on the information. **PHOTO ID MUST BE SHOWN TO ATTEND ALL INSPECTIONS ***