

# 8 Boree Court, Berwick, Vic 3806



## House For Sale

Thursday, 11 January 2024

8 Boree Court, Berwick, Vic 3806

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 633 m2

Type: House



Crystal Lin  
0425839535

**\$730,000-\$800,000**

8 Boree Court Berwick VIC 3806 Proudly presenting this neat and cosy home, sitting in the great location of Berwick. Only a few minutes walking distance to Timbarra P-9 College, bus stop; And Close to Berwick Town Centre, Fountain Gate Shopping Centre, Train station, Wilson Botanic Park Berwick, Federation University, Nossal High school, Chisholm Institute TAFE, Monash Health-Casey Hospital, Monash Freeway, princes Hwy and so on. This brick veneer house with 3 bedrooms and 2 bathrooms set on a large block of 633 m2 (approx.) Boasting: - Master bedroom with walk in robe, fully ensuite and brand-new quality timber floor.- two spacious bedrooms all with build in robes and quality timber floor - Spacious living room with quality floating timber floor and split system air condition. - U shape kitchen with plenty cupboard space overlooking the family/ dining area. - 900mm Gas burner cooktop with rangehood, dishwasher, wall-mounted oven.- Main bath with separate power room - Formal Laundry with Rear access. - Central Ducted heating - Quality floating timber floors.- Freshly painted - Great nature light - Large undercover alfresco - Single remote garage with rear and side access.- Ground Mounted Clothesline- Low maintained and spacious rear yard for kids and pets to play - Fully Fence - Garden Shed- Easy walk to school, park, public transport - Close to all amenities For all inspections, please contact Crystal Lin on 0425 839 535 Chattels: All fittings and fixtures as inspected. Potential Rental Return: \$520 per week approx. Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take