

# 8 Eden Crescent, Leongatha, Vic 3953

## House For Sale

Tuesday, 21 November 2023



8 Eden Crescent, Leongatha, Vic 3953

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Type: House



Tony Giles

0407528192



Emily Clifford

**\$645,000**

Having just had a hefty price drop this quality four bedroom brick home commands a prominent position in Leongatha and is ready for the family to move straight in. Built to high standards the prominent feature is the large bay window which dominates the entry with sweeping easterly views over Leongatha and surrounding hills. Added to this is a functional layout, two living areas and two bathrooms; giving space to a growing family. As you approach the home you have a wide stone driveway giving access to a double carport. A low maintenance garden surrounds the home which features some large tree ferns on the south side, a split level rear garden with large garden shed and a paved outdoor area ideal to throw some hoops or pop out the outdoor table and barbecue as you face the sunny north/east aspect! The front entry porch of the home leads into a massive lounge while adjacent is the functional kitchen/dining area with the bonus of a second living area. The kitchen features quality timber cabinetry, pantry space, electric oven and hotplates, and long laminate benches for meal preparation. Along the passageway an uncomplicated layout sees three bedrooms along the left side all with built in robes. These three bedrooms are serviced by a central family bathroom with separate toilet. At the end of the passage on the right is the master bedroom with walk in robe and ensuite featuring a shower over a large spa bath. A large laundry with space for extra storage leads to the clothesline. There are seven cupboards in the hallway providing lots of space for storage. A fairly recent addition to the home is a Daikin ducted split system which can be zoned throughout. The home is within walking distance to all of the town's major schools. Get in quickly as the price drop makes this an attractive proposition. For more information or to arrange an inspection, please contact the friendly sales team Tony Giles 0407 528 192, Emily Clifford 0422 622 299, or Andrew Newton 0402 940 320,