

**8 Flintoff Avenue, Burnside, Vic 3023**

**SWEENEY**

**House For Sale**

Tuesday, 11 June 2024

8 Flintoff Avenue, Burnside, Vic 3023

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 508 m2**

**Type: House**



Adrian Sposato  
0393630600

**\$595,000 - \$635,000 | REGISTER YOUR INTEREST NOW**

\*\*\* Please register your interest with Adrian Sposato on 0419 464 629 for this property so that we can ensure you are included in the auction should there be a last minute change. Thank you \*\*\*Sweeney Caroline Springs presents an exceptional opportunity awaits for both growing and established families seeking a home in the heart of Burnside. This charming 3-bedroom abode boasts a spacious floorplan bathed in natural sunlight, creating an inviting atmosphere from the moment you step inside.\* Comprising 3 spacious bedrooms with built-in robes\* Generous master suite offering walk-in robe and a beautifully presented private ensuite\* Spacious front formal lounge\* The open layout seamlessly connects the living area to the dining space and kitchen, making it ideal for entertaining\* Well-equipped hostess kitchen with tiled splashback, dishwasher and an abundance of bench and cupboard space\* Venture outside, and you'll discover an outdoor pergola area designed for relaxation and enjoyment. A sprawling backyard provides plenty of space for the kids to run and play freely. Whether it's hosting gatherings with loved ones or simply enjoying everyday life, this home offers the ideal setting to create lasting memories.\* Sparkling central bathroom with separate toilet\* Ducted heating, evaporative cooling, polished floorboards\* Window shutters, alarm system & much much more...\* Double remote garage with rear access, perfect for those with additional cars, boats, caravans, etc..\* All set on a tastefully manicured 508 ( approx. ) allotment with garden shed\* Nestled within the vibrant community of Burnside, residents will enjoy the convenience of proximity to an array of amenities. From the bustling Burnside Hub shopping and dining precinct to schools, parks, and major transport arteries such as Ballarat Road and the Western Highway, every essential is within easy reach.\* For further information, please call Adrian Sposato on 0419 464 629 to arrange an inspection or if you require any other real estate assistance!\* We look forward to seeing you at our next open for inspection!Sweeney "we know west"(Photo ID is Required at all Inspections)DISCLAIMER: Every precaution has been taken to establish the accuracy of the above information but it does not constitute any representation by the vendor or agent.