

**85 Leon Avenue, Rosebud, Vic 3939**



**House For Sale**

Tuesday, 21 May 2024

85 Leon Avenue, Rosebud, Vic 3939

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 842 m2**

**Type: House**



Adam Alexander  
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Philip Down  
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**\$670,000 - \$730,000**

This neat and well-presented residence will appeal to couples and families seeking a relaxed low-maintenance lifestyle by the bay. The home offers a sun-drenched kitchen flanked by dual living areas, a large covered patio and a huge backyard where you can relax and entertain guests. Three robed bedrooms are serviced by a light-filled bathroom with a separate WC. Start your home-buying journey or add to your portfolio in this family-friendly location, handy to shops, cafés, schools, parks and beaches, with easy access to the freeway.- Spacious lounge room with a raked ceiling and clerestory windows- Kitchen with living and dining area to the rear, flows outdoors - Chef upright, Bosch dishwasher, breakfast bar for casual meals- Master bedroom and 2 junior bedrooms with built-in robe storage- Sunny bathroom with shower, bathtub, vanity and separate toilet- Braemar wall heaters, r/c air-con, carpet to bedrooms & living areas- Covered patio fitted with power points and coaxial socket for TV- Huge backyard for kids, pets, family barbecues and outdoor entertaining- Outdoor WC and outdoor shower for post-beach clean-up- Substantial steel garage for cars, a boat or caravan, driveway parking- The level 842sqm block offers future potential to subdivide (STCA)