

88 Yaralla Circuit, Clyde, Vic 3978



House For Sale

Monday, 3 June 2024

88 Yaralla Circuit, Clyde, Vic 3978

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Madhawa Hewawasam
1300874455



Osada Jayawardana
1300874455

\$700,000 - \$740,000

Featuring low maintenance living, this property is ideal for anyone looking to secure a home in the convenient location of Edgebrook Estate. Upon Entry, the property flows down a centralised hallway with access to the front living/study space positioned perfectly next to the master suite with walk in wardrobe and large ensuite with dual vanity and separate toilet, created a secluded space just for the masters of the home. The property continues down the main hall with access to the remaining bedrooms with built in wardrobes, positioned closely to the main bathroom and separate toilet, before hitting the heart of the home. The heart of the home and features the kitchen with stone benchtops throughout including the breakfast bar and stainless-steel appliances as well as built in pantry. The open plan living and dining area is positioned around the heart of the home and includes sliding door access to the undercover alfresco deck creating a seamless space to entertain, in or outdoors. Do not miss out on your opportunity to secure a property boosting comfort and functionality some only dream of!

- Open Plan Living and Dining with Additional Lounge/Study
- Kitchen with S/S Appliances, Stone Benchtops, Breakfast Bar and Built in Pantry
- Master Suite with Walk in Wardrobe and Ensuite with Separate Toilet
- Remaining Bedrooms with Built in Wardrobes
- Main Bathroom with Separate Toilet
- Laundry with Dual Access
- Ducted Heating and Split System Cooling
- Undercover Alfresco Area
- Enclosed Low Maintenance Yard
- 2 Car Garage with Dual Access

Situated in the popular Edgebrook Estate and features walking trails, a waterfront, reserves, and a stone throw away from the incredible Livvi's Place Playground & Edgebrook Central Park with a fenced dog park and skate park. This property is only a short distance to:

- Shopping on Clyde (Coles, Health & Beauty Services, Bank, Chemist, Restaurants and more)
- Selandra Rise Shopping Centre (Woolworths, Jets Gym, Restaurants, Medical Centre and more)
- Clyde Secondary College
- Variety Livvi's Place Edgebrook Playground
- Clyde Skatepark (Ashtead Street)
- Bella Vista Gardens
- Clyde Creek Primary School
- Clyde Recreation Reserve
- Eliston District Park Playground

Call Madhawa Hewawasam 0426 659 974 or Osada Jayawardana 0432 359 242 to schedule a private inspection for you to flow through the house at your own pace with no distractions and feel all this home has to offer.