

# 9 Hele Close, Caroline Springs, Vic 3023



## House For Sale

Thursday, 7 December 2023

9 Hele Close, Caroline Springs, Vic 3023

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 448 m2

Type: House



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## PRIVATE SALE | \$780,000 - \$820,000

Situated in a peaceful pocket of Caroline Springs comes this property with all the right ingredients! Whether you are a first home buyer, savvy investor or even those looking for a smart downsize, we are sure this will put a smile on any astute buyer's face. Features Include: • Master bedroom showcasing a walk-in wardrobe and ensuite with access to rear yard • Additional two spacious bedrooms with built-in wardrobes • Home office or fourth bedroom • Front formal lounge • Open plan kitchen is located perfectly to incorporate the meals and family area • Kitchen complete with ample cupboard space, stainless steel appliances including 900mm gas cooktop, electric oven, range hood, dishwasher and double sink • Central bathroom with bathtub and shower • Ducted heating, reverse cycle split system unit • Alfresco area • Double car garage on remote with internal access • The home is currently tenanted until 22/3/2024 with a rental income of \$22,942.86 per annum (\$440pw) All in close vicinity to Caroline Springs Shopping Centre, quality primary and secondary schools, child care, public transport and so much more - It is clear to see why all families dream of purchasing in this location. For more information or to make an appointment to inspect the property please call Andrew Migliorisi on 0432 526 844. Alternatively, if you or your family are considering selling a property or if the purchase is dependent on the current value of an existing property, I'd be more than happy to offer you a current realistic free market appraisal. (Photo ID is Required at all Open For Inspections, Prior to Entry) At YPA Caroline Springs "Our Service Will Move You" **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/agency