

# 10 Caitlin Chase, Armstrong Creek, VIC, 3217



## House For Sale

Wednesday, 14 August 2024

10 Caitlin Chase, Armstrong Creek, VIC, 3217

**Bedrooms: 4**

**Bathrooms: 4**

**Parkings: 2**

**Type: House**



Tahlia Huke

0447744404

## Large Family Living in Quiet Position With Side Gate Access

Defined: With an impressive catalogue of features and space that delivers something for everyone, this grand entertainer brings families together across four living zones, a covered alfresco space and impeccable gardens with deck and fire pit. Surrounded by lush reserves, this family-friendly neighbourhood offers a serene living experience ideal for couples and young families yearning for a coastal lifestyle.

Enjoy the perfect balance of tranquillity and convenience, with Warralily Shopping Centre, Oberon High School and St Catherine of Siena Primary School all within easy walking distance.

Considered:

Kitchen: Expansive island bench with breakfast bar and dual sink, walk-in pantry with secondary sink and window splashback, freestanding Westinghouse cooker, Westinghouse dishwasher, exposed rangehood, microwave cavity, overhead cabinetry.

Open Plan Living/Dining: Oversized proportions with hard-wearing floors, downlights, and garden aspects. Dining space unites with the deck and backyard through timber stacker doors.

Formal Lounge: Front-facing aspect, in-built cabinetry with desk, downlights, plush carpet.

Retreat: Double door entry, windows with day and night blinds, carpet and downlights.

Master Suite: Generous in proportion and light, with downlights, internal shutters to ensuite, parent's retreat, private front balcony access. Large walk-in robe and ensuite with dual vanity with underbench storage, oversized shower with single rail head and niche, in-set tub and private toilet.

Additional Bedrooms: Three bedrooms all sharing a first-floor position, each with built-in robes, ceiling fans, block-out blinds and carpet underfoot.

Main Bathroom: In-set tub, single vanity with underbench storage, large mirror, and single shower with rail head.

Outside: A well-loved garden frames a private outdoor space, including a covered alfresco with built-in barbecue and drinks fridge, a bench seat and strip heating. Large grassy play space blends additional entertaining space, including a fire pit area and sun-drenched deck with festoon lighting.

Luxury Inclusions: Secondary ground floor lounge (currently set up as a gym), powder room, light-filled laundry with storage and rear access, gas ducted heating, timber doors throughout, double door front entry, downlights throughout, solar panels, double garage and side gate access for rear vehicle parking.

Close by facilities: Warralily Conservation Area, Warralily Shopping Centre, St Catherine of Siena Primary School, Oberon High School, Armstrong Creek School, Armstrong Creek, Armstrong Creek Town Centre, Geelong Lutheran College, Iona College, public transport and a short drive to Geelong, Torquay and the entire Surf Coast.

Ideal For: Families, professionals, couples, upsizers, investors.

\*All information offered by Oslo Property is provided in good faith. It is derived from sources believed to be accurate and current as at the date of publication and as such Oslo Property simply pass this information on. Use of such material is at your sole risk. Prospective purchasers are advised to make their own enquiries with respect to the information that is passed on. Oslo Property will not be liable for any loss resulting from any action or decision by you in reliance on the information.\*