

# 11 Branton Drive, Hampton Park, Vic 3976

AREA SPECIALIST  
Rapid

## House For Sale

Thursday, 4 July 2024

11 Branton Drive, Hampton Park, Vic 3976

Bedrooms: 5

Bathrooms: 2

Parkings: 2

Area: 533 m2

Type: House



Khaled Arabzadeh

0416481327

**\$795,000 to \$859,000**

Hampton Park: Welcome to 11 Branton Drive, a stunning family home in a prime location that offers both luxury and functionality. This property is designed to provide the utmost comfort and convenience for your family, with its impressive features and modern amenities. Featuring 4 massive bedrooms plus a study room or 5th bed, this home offers ample space for your family to relax and unwind. The generous bedroom sizes ensure that everyone has their own private retreat, while the study room provides a dedicated space for work or hobbies. With high ceilings adding to the sense of space and openness, the interior of this home exudes a feeling of luxury and elegance. The 3 large living areas are perfect for entertaining guests or simply enjoying quality time with your family. Whether you prefer cozy nights in or hosting gatherings in the spacious living rooms, these versatile spaces cater to all your lifestyle needs. The brand new downlights add a touch of sophistication and style, creating a warm and inviting ambiance throughout the home. Experience the perfect blend of luxury and practicality at 11 Branton Drive. With its spacious bedrooms, versatile living areas, high ceilings, and modern downlights, this home offers a stylish and comfortable living environment for your family. Don't miss the opportunity to make this exceptional property your new home in Hampton Park. Schedule a viewing today and immerse yourself in the beauty and elegance of 11 Branton Drive.

Main Features of the Property:

- o 4 Large Bedrooms + Study
- o Master With Ensuite
- o Land Size: 531sqm (Approx.)
- o 2 Massive Living Areas
- o Study Room
- o 2 Bathrooms
- o Spacious Kitchen
- o Ducted Heating: Yes
- o Evaporative Cooling: Yes
- o Double Remote Car Garage
- o Established Front and back garden
- o CCTV Camera
- o Fully Covered Alfresco

The ideal location of this home gives you easy access to:

- o Primary and Secondary Schools
- o Hampton Park Shopping Centre
- o Fountain Gate Shopping Centre
- o Monash freeway
- o Local Shops
- o Parks & Grounds
- o Hallam Train Station
- o Lynbrook Train Station

Chattels: All fittings and fixtures as inspected

Deposit terms: 10% of the purchase price

Preferred Settlement: 30/45/60/90/ days

This is sure to sell soon so do not miss your chance to call this yours!

For more Real Estate in Hampton Park contact your No.1 agent Khaled Arabzadeh 0416 481327. PHOTO ID REQUIRED AT OPEN HOMES

Due diligence checklist: <http://www.consumer.vic.gov.au/duediligencechecklist>. For more Real Estate Cranbourne East. contact your Area Specialist.

Disclaimer: All stated dimensions in the content and photos are approximate only. Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary, to satisfy themselves with any pertinent matters.