

**111 Powell Dr, Hoppers Crossing, VIC, 3029**



**House For Sale**

Saturday, 31 August 2024

111 Powell Dr, Hoppers Crossing, VIC, 3029

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Pratik Shah

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## **MOST ANTICIPATED OPPORTUNITY AWAITS IN THIS DELIGHTFUL HOME – 4 MINS WALK TO HOPPERS TRAIN STATION**

The rarest opportunity awaits all buyers looking to invest, or someone who has the urge to live an outstanding lifestyle that comes along with this quality and uniquely built home with character.

The property is situated in the gold mine location, Hoppers Crossing, on approximately 887m<sup>2</sup> land with a potential for subdivisions. A home that is only walking distance to Hoppers Crossing station, 500 meters to local primary school and approximately 1.2km to Pacific Werribee Plaza and Aqua Pulse.

This is not where it ends as this property has an easy access to freeway; for sure it's a property that will not disappoint any buyers. The attention to detail and unique functionalities will cease to amaze you with the warmth of this home that will bring you.

We are excited to offer you a double brick home with a spacious floor plan with all 4 spacious bedrooms including a master bedroom with its own private ensuite, walk in robe and built in robe with sliding mirror, whilst the remaining rooms do come with built in robe.

Plus, it will not be complete without access to spa bath and a bar to add into your lifestyle with full quality floorboards and beautiful tiles all over the bathrooms.

This property also comes with 2 living rooms and 2 dining areas for family entertainment. Beautifully presented and very well maintained huge outdoor area with decking and pergola, this home is ready for you to move in and enjoy the location with local shops and other amenities in the nearby area.

### Features:

- Approx. 887m<sup>2</sup> Land size
- 2 Living rooms
- Automatic double garage
- Outdoor decking
- 4 Spacious bedrooms
- Pergola
- 2 Bathrooms
- Ducted heating
- Spa bath
- Fully landscaped front and back
- 2 Dining areas
- Double brick

Please refer to the Statement of Information for Indicative selling Price range

(PHOTO ID IS MUST ON INSPECTION)

You won't find better value than this. So don't miss your chance to make this fantastic home or savvy investment yours call Pratik Shah on 0430 437 402 or Jerry Jacob on 0404 727 772 for further details!

**DISCLAIMER:** All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent.

Please see the below link for an up-to-date copy of the Due Diligence Check List:

<http://www.consumer.vic.gov.au/duediligencechecklist>