

# 12 Falls Street, Marong, Vic 3515

## House For Sale

Tuesday, 11 June 2024

12 Falls Street, Marong, Vic 3515

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 671 m2

Type: House



Tully Cumming  
0354440344

**\$700,000 - \$750,000**

Welcome to 12 Falls Street, Marong - a stunning, contemporary family home built in 2020 by Langdon Building. Nestled on a generous 672sqm block, this residence combines high-quality finishes with a flexible, family-friendly floor plan to create an inviting and practical living space. This beautiful home features four spacious bedrooms, including a master suite that impresses with its double doors, pendant lights, walk-in robe, and a luxurious ensuite boasting a double basin. The layout includes three versatile living areas, perfectly catering to a family's diverse needs. The third living area, located in the children's wing at the rear of the home, is ideally designed as a kids' playroom with ample space for activities. Additionally, a fabulous sunroom seamlessly blends indoor and outdoor living, providing a cozy retreat all year round. The open-plan kitchen, living, and dining area is designed for modern living. The gorgeous kitchen features a breakfast bar, sleek black fittings, pendant lighting over the island, and a spacious walk-in pantry. This setup is perfect for both everyday family meals and entertaining guests. The outdoor living area is equally impressive, with a beautifully landscaped garden that's fully enclosed, offering plenty of room for children to play and adults to entertain. An expansive deck comes equipped with a built-in barbecue, a playspace with a cantilever umbrella over the sandpit, and a cozy firepit - perfect for family gatherings and outdoor fun. Comfort and convenience are paramount in this home. Ducted heating and cooling ensure year-round comfort, while downlights and ceiling fans in living areas, as well as ceiling fans in all bedrooms, provide added comfort. The main bathroom includes a separate toilet for added convenience, and the double lock-up garage offers internal access through to the expansive walk in pantry. Additional features include a garden shed for extra storage, a barn door providing privacy for the first living room and master bedroom, and access to the garage through the laundry room. The location is ideal, just minutes away from Marong's best amenities and only 15 minutes from the Bendigo CBD. This gorgeous home is meticulously designed for families, offering ample space to live, play, and entertain. Don't miss out on the opportunity to make 12 Falls Street your new address - where modern living meets family comfort in a vibrant community. Experience the blend of style, function, and family-friendly features that 12 Falls Street has to offer. This is more than just a house; it's the perfect place to call home. Contact us today to arrange a viewing!