

**13 Delphinus Cres, Roxburgh Park, VIC, 3064**



**House For Sale**

Wednesday, 14 August 2024

13 Delphinus Cres, Roxburgh Park, VIC, 3064

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## **Spacious Family Living in a Great Location!**

Sitting on a generous size allotment measuring 478sqm approx and located in a peaceful locale and a central pocket in Roxburgh Park within walking distance to Roxy Central, local schools, local parks and public transports.

This oversized single storey home offers the space and the convenience for a growing family to enjoy featuring grand wide entrance with tiles running throughout, 2 separate living zones including formal lounge, good size kitchen that overlooks meals & family area with access to outdoor entertaining area and a great size backyard for the growing family to enjoy. 5 great size bedrooms (master with full ensuite & WIR), separate study, central bathroom, separate toilet, spacious laundry, side driveway leading to a double garage with drive through access.

Fixtures & fittings including: ducted heating, evaporative cooling, alarm system, solar system, curtains, timber floors, kitchen appliances, dishwasher, garden shed and much more.