

**18 McKellar Ave, Hoppers Crossing, VIC, 3029**



**House For Sale**

Saturday, 31 August 2024

18 McKellar Ave, Hoppers Crossing, VIC, 3029

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**



Pratik Shah

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**A picture-perfect family abode, Pristine Location & Future development Potential(STCA) on a Great 650m2 (approx.) Allotment.**

The immediate attraction is felt upon inspecting this much-loved home, from the spacious interiors to its lush established gardens - this purchase is one that epitomises all that you expect when purchasing in Hoppers Crossing's best location. this fantastic home with a short drive to Pacific Werribee and only a short walk to the Hoppers Crossing Train Station being 2km away. This ultra-spacious family home on a massive lot, of 650 sqm (approx).

Prolific in style, masterful in design and street appeal - this home and its credentials are certain to attract those who is after a first home or investor looking to capitalize on fantastic growth. Beyond this if you are an investor looking at a strong rental yield or future development site (STCA) land of this size is sure to suffice.

With a flexible floorplan that features two bedrooms, covered pergola a separate toilet and bath and a study area. Upon entry, you are greeted by a spacious front lounge room. Adjacent to the lounge room is the master bedroom. The home boasts a second living area providing plenty of space with views to the gardens. The master suite is centrally located with Walk in Robes and is serviced by a meticulously presented family bathroom with dual access giving you the experience of an ensuite. Further to this, you will find a balance of bedrooms that provide ample accommodation.

You will find the open plan Kitchen that flows through to the Dining area - The Kitchen with its state-of-the-art appliances is well equipped for the growing family. It features an oven, Rangehood Gas cooktop & ample storage which easily services the needs of the entire family.

This family-minded floor plan offers a luxurious living area that is sure to leave an impression on all the guests. Facilitating a remarkable measure of natural light, this home offers a silver lining to the stunning features of the house that include Ceiling fans, Reverse cycle air con and wall heater, 2 living zones. The premium features do not stop there; sliding door opens onto the outside pergola and backyard with drive-through access into the huge rear yard with plenty of fruit trees which is an ideal zone for all your fun filled BBQs and family fun.

Talk about LOCATION!

-Just 1.6km Walking distance to Hoppers crossing station

-2 Minutes Drive to Bellbridge Primary school

-Short walk to Hoppers Crossing Secondary College

-Short walk to Mossfiel Primary school, Kinder & Childcare

-Walk to Bus stop (For Hoppers crossing station)

-6 Minutes (Approx.) drive to Werribee Plaza Shopping Centre

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

Photo ID is a must on inspection.

Don't miss this opportunity that you have been looking for, call Pratik Shah on 0430 437 402 or Jerry Jacob 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 link below for an up-to-date copy of the Due Diligence Check List: <http://www.consumer.vic.gov.au/duediligencechecklist>