

23 Greenmantle Cl, Cranbourne West, VIC, 3977



House For Sale

Thursday, 22 August 2024

23 Greenmantle Cl, Cranbourne West, VIC, 3977

Bedrooms: 3

Bathrooms: 2

Parkings: 4

Type: House

Updated and Fresh. Perfect for Both Investors or Owner Occupiers Alike! VENDOR SAYS SELL!

Very rarely an opportunity like this come to market. Set in a quiet court location, this freshly updated 3 bedroom family home offers a perfect first home or simply increasing the portfolio for an astute investor. Currently rented out to clean renters on a month to month basis.

Proudly highlighting:

- 3 spacious bedrooms with BIRs and master with ensuite and WIR
- 2 seperate living spaces including an open plan family/dining/kitchen area
- A large side covered alfresco entertainment area accompanied by a large backyard
- Ducted heating and LED lights throughout the home
- Low maintenance floorboards and tiles throughout the home
- Double garage on an elevated 486m² (approx.) block
- Close to all amenities in the area

Amenities such as Coles Cranbourne West, Woolworth Cranbourne West, Cranbourne Park Shopping Centre, Cranbourne West Secondary College, St. Peter's College, Cranbourne West Primary School, Quarters Primary School, Fairhaven Kindergarten, Bambino's Kindergarten Cranbourne West, Camms Road Medical Centre, Dorevitch Pathology, Cranbourne train station, bus stops and much more are all close by.

For all enquiries and inspections, please contact Dinesh Raghu on 0431 131 157 or David Phua on 0401 803 110.

Chattels: All fittings and fixtures as inspected.

Deposit: 10%

Settlement Terms: 30, 45, 60 days.

Current Rental Return: \$1,700 per current month

Tenancy Agreement: Month to Month

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 of any pertinent matters

We engage in social distancing practices at inspections to ensure a safe environment for staff and clients. Please follow the instructions of the staff member at the inspection at all times and be respectful that you are entering their workplace.