

3 Dodd Lane, Epping, Vic 3076

Rata & Co.

House For Sale

Sunday, 23 June 2024

3 Dodd Lane, Epping, Vic 3076

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 277 m2

Type: House



Mario Tucci
0394657766

INROOM AUCTION Tues 23 Jul from 6pm

Situated in a private and tranquil pocket of Epping sits 3 Dodd Lane, a low-maintenance and contemporary family home. Spanning across two-level, the home includes an open plan design, multiple living zones, and low-maintenance yard whilst overlooking lovely parklands. The first level of the home boasts a bedroom/ study, enclosed formal living and a light-filled open plan living and dining area completed by the well-appointed kitchen offering s/s appliances, a breakfast bar, ample storage/ bench space and a dishwasher. From here, journey out to the undercover alfresco, allowing year round entertaining for family and friends. Bedroom accommodation can be found upstairs, where two bedrooms include built-in robes and the master suite offers a walk-in robe and full ensuite. Also comprising of the family bathroom with a separate bath, study nook and access to the balcony. Additional features include a double lock up garage with access straight to the backyard, a powder room, separate laundry, manicured front yard, evaporative cooling and ducted heating. Whilst located in a quiet pocket, amenities are just nearby including Epping North shopping precinct, Pacific Epping shopping center, public transport, local cafes/ restaurants, reputable primary and secondary schools, parklands and recreational facilities. An ideal opportunity for first home buyers, families and investors looking to maximise on rental yields and future capital growth. Get in touch today to secure this wonderful opportunity. INROOM AUCTION held at 1/337 Settlement Road, Thomastown PHOTO ID REQUIRED Due diligence checklist - consumer.vic.gov.au/duediligencechecklist Privacy Policy and Privacy Collection Notice - rataandco.com.au/privacy-policy Material Facts - please refer to the contract of sale and vendor statement for any/all material facts. Land size sourced from land.vic.gov.au. This document has been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Rata & Co takes no responsibility for any inaccuracies. Accordingly all interested parties should make their own enquiries to verify the information, including and not limited to land size.