

3 St Agnes Court, Glenroy, Vic 3046

House For Sale

Friday, 5 July 2024



3 St Agnes Court, Glenroy, Vic 3046

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Area: 246 m2

Type: House



Marwan Abdulwahed
0420647396



Frank Antonello
0404999064

EOI: \$575k - \$625k

Expressions Of Interest Ending Tuesday 30th July 2024 @ 5PM Welcome to 3 St Agnes Court, Glenroy - an inviting and updated low-maintenance home nestled in a quiet cul-de-sac, just off Melbourne Avenue. Backing onto Glenroy Central Primary School, this delightful residence features two bedrooms and a central bathroom, perfect for comfortable living. The location is second to none, with easy access to local shops, schools, parklands including the Northern Golf Course, cafes, restaurants, supermarkets, and various transport options. This charming home offers a substantial rear yard with ample room for potential extension. It's an ideal choice for first-home buyers, downsizers, retirees who will appreciate the single-level layout, or investors looking to expand their portfolio. This home truly is a great find. Make your move today - Contact C+M Residential. 'Helping You Find Home'

THE UNDENIABLE:

- Brick Updated Home
- Built-in 1970's approx.
- Land size of 246m² approx.
- Building size of 12sq approx.
- Foundation: Stumps

THE FINER DETAILS:

- Updated kitchen with S/S appliances, a dishwasher, ample timber benchtops, cupboard space, tiled splash back, finished with hardwood timber flooring
- Sizeable meals & living zone with hardwood timber flooring
- 2-Bedrooms with mirrored robes & new carpeted flooring
- 1-Bathroom with shower over bathtub, single vanity, combined toilet & tiled flooring
- Laundry equipped with a single trough & ample storage space
- Ducted heating, split system heating & cooling
- Additional features include high ceilings, roller blinds, sheer curtains, new carpets, fresh paintwork & updated bathroom & laundry areas, plus so much more
- A substantial north-facing rear yard featuring well-established gardens at both the front & rear, complemented by merbau decking, trees, garden beds & lawns.
- Driveway providing off-street parking for two cars.
- Potential Rental: \$450 - \$500 p/w approx.

THE AREA:

- Close to West St & Glenroy Shopping Village. Glenroy, Gowrie & Oak Park train station, & bus hub
- Surrounded by parks, reserves & schools, plus Northern Golf Club
- Only 12.5km from the CBD with easy City Link, Ring Road, & airport access
- Zoned Under the City of Merri-bek - General Residential Zone

THE CLINCHER:

- This updated single-level gem offers ease of living & endless possibilities in a prime location
- Perfectly situated near all amenities, this home offers unparalleled convenience in a quiet cul-de-sac

THE TERMS:

- Deposit of 10%
- Settlement of 30/45/60 days

Secure your INSPECTION Today by using our booking calendar via the REQUEST INSPECTION button... *All information about the property has been provided to C+M Residential by third parties. C+M prides itself on being accurate, however, has not verified the information and does not warrant its accuracy or completeness. Parties should make and rely on their own inquiries in relation to this property.

Marwan Abdulwahed: 0420 647 396 Frank Antonello: 0414 567 768 Nicholas Alikakos: 0431 686 495