

# 39 Beresford Crescent, Darley, Vic 3340



## House For Sale

Tuesday, 2 July 2024

39 Beresford Crescent, Darley, Vic 3340

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 718 m2**

**Type: House**



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**\$569,000 - \$589,000**

A unique opportunity in Darley to secure this fantastic family home has just presented itself. Positioned on a great sized 719m<sup>2</sup> allotment (approximately). Nestled in a tranquil corner of Darley, this spacious 3-bedroom home with a study/4th bedroom presents an excellent opportunity for first-time buyers or savvy investors. The master bedroom boasts a generous walk-in robe and tidy ensuite, while the other bedrooms feature built-in robes. A central bathroom serves the household, complementing two separate living areas that offer a versatile layout. The heart of the home is a well-appointed kitchen with a 900mm gas cooktop, wall oven, large built-in pantry, and ample benchtop space. Perfect for gatherings, the kitchen flows seamlessly into the dining area and spacious lounge, which opens to a large covered alfresco area. Throughout the residence, large windows flood the interiors with natural light, enhancing the airy ambiance. Additional comforts include evaporative cooling and central heating, ceiling fans, a water tank, and a decent-sized backyard with a grass area ideal for kids and dogs. A shed provides extra storage, while the enclosed pergola can transform into an expansive open entertainment area. This property presents abundant potential. While the home requires some TLC, it offers a solid foundation for personalization and enhancement. Enjoy your morning coffee on the front veranda overlooking picturesque views, and take advantage of the proximity to amenities, schools, sporting facilities, and freeway access, making it an ideal location for families and investors alike. Don't miss the opportunity to explore this gem in one of Darley's sought-after pockets!