

**4 Marne Court, Bundoora, VIC, 3083**



**House For Sale**

Friday, 16 August 2024

4 Marne Court, Bundoora, VIC, 3083

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: House**

## **Perfect start in convenient location**

Nestled in a court location and positioned off a service road, this charming home offers the perfect start for home buyers or perhaps investors alike.

Step through the spacious entrance into a formal lounge area which enjoys ample natural light via a north face front and a flexible space also catering to a study nook or additional dining space. A contemporary kitchen with stainless steel appliances that connects seamlessly to the dining space. While three generously sized bedrooms, all with built in robes, are serviced by the central renovated bathroom.

The allure of this home extends to its outdoor area, including an outdoor entertaining space surrounded by a low maintenance backyard for easy living.

Additional highlights include the oversized single garage, ducted heating, air-conditioned cooling for year-round comfort and additional off street parking.

Conveniently positioned with the tram line just moments away, shops by way of Bundoora Square or Polaris, La Trobe University and RMIT, schools, and Bundoora Park a short walk away, this residence is a must-see, offering a perfect blend of location and lifestyle.