

**4 Shelterbelt Avenue, Melton South, VIC, 3338**



**House For Sale**

Wednesday, 14 August 2024

4 Shelterbelt Avenue, Melton South, VIC, 3338

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 6**

**Type: House**

## Custom Build Family Home Featuring luxurious Upgrades!

"The Roof" Real Estate proudly presents a luxury lifestyle awaits you here in a beautiful home in Weir Views ( Seventh bend Estate). Stylish houses have all upgrades needed for living, continued quality and high end specifications throughout are guaranteed to impress. This Stunning home open plan living zone ensures plenty of natural light and passive Vibe throughout the house.

This Beautiful home is a full turnkey property. meaning there are a plethora of convenient inclusions that make the move to your first house so easy, with nothing for the buyer to do but move in. With many amazing upgrades, such as Refrigerated heating & Cooling, Upgraded bathrooms, Calcutta range stone throughout, 60mm stone benchtop in the kitchen, an additional Office space on entrance near the living room and Tiled flooring throughout, this is an opportunity that you do not want to miss!

Located in the highly regarded Estate Seventh Bend in Weir Views you'll have access to a range of amenities including parks, Oval, walking trails, Opalia Shopping centre , Cool kids kindergarten , School , Swimming centre and many more.

Features:

### \*\*\* Entry\*\*\*

- Modern Façade
- Electronic entry door lock
- Designer Entry door
- Timber cladded to entry wall
- Color bond Roof
- Black tiled Pillar
- Fully Landscaped front yard

### \*\*\* Kitchen\*\*\*

- Timber island bulkhead with modern pendants
- Spacious butler's pantry & Build in pantry
- Premium 60 mm stone benchtop with waterfall
- Upgraded 900mm appliances fitted
- Premium range glass splashback to whole kitchen
- High class cabinetry with combination of Black & Wooden
- Oven with gas Cooktop
- Dishwasher

### \*\*\* Master's Suite\*\*\*

- Huge Master Bedroom
- Ensuite with Double Vanity
- Expansive walk-in-rove with Build up drawer
- Modern Sheer Curtain
- LED lights
- Upgraded quality carpet floor
- Beautifully tiled floor-to-ceiling private bathroom with stylish bathtub
- Double vanity with Stylus tapware Ceramic tapware, shower head and frameless extended shower
- Upgraded Toilet Seat
- Refrigerated heating & cooling

### \*\*\* Bedrooms\*\*\*

- Refrigerated heating & cooling to all bedrooms

- WIR with built in drawers in all the bedrooms
- Upgraded quality carpet in all the rooms
- Bedroom three with study nook & WIR
- Spacious bedrooms
- Modern Sheer Curtain in all the rooms
- LED in all the room

#### \*\*\*Powder Room\*\*\*

- Powder Room With Shower & Toilet
- Floor to Ceiling Tiles
- Single Vanity with Upgrader bench top

#### \*\*\*Office\*\*\*

- Separate office on entrance
- Modern Sheer Curtain in the office
- Carpet Flooring

#### \*\*\*Common Bath\*\*\*

- Floor to ceiling Tiled bathroom
- Chrome tapware and extended shower with niches
- Elegant Bathtub
- Double Vanity with Chrome tapware & combination of black cabinetry
- Large Window

#### \*\*\*\*Common Area\*\*\*

- 2.7 meter square-set finish high ceiling
- High designer internal doors
- LED Downlights throughout the house
- Porcelain tiled flooring to all main living areas
- Sheer Curtains all main living areas
- Large Windows

#### \*\*\*Miscellaneous\*\*\*

- Laundry with heaps of storage & Overhead cupboards
- 40mm Benchtop in Laundry
- Refrigerated heating and cooling
- Covered Alfresco perfect for family get-together
- Gas connections or plumbing in alfresco for outdoor kitchen
- Fully Landscape front yard
- Fully landscaped front yard and back yard
- Fully fenced and concreted around the house

#### \*\*\*Amenities\*\*\*

Opalia Plaza shopping center - 2 minute drive  
 McDonalds - 1.5 minute drive  
 Anytime Fitness Gym - 3 minute drive  
 Dosa Hut, Okami, Cheesecake shop & Pizza shop - 3 minute drive  
 Weir Views Dental - 2 minute drive  
 Petrol station - 2 minutes drive

This pocket within Melton South's Weir Views is hot, with McDonalds, the new Opalia Plaza, gyms, restaurants, and so

much more already established, and with many new developments on the way, entering the property market in this area would be a very sound decision for any savvy homebuyer who holds high standards in looking for the very best in highly upgraded homes.

If you are looking to purchase this masterpiece call us at early convenience and book your private inspection.

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For a Due Diligence Checklist, please refer to the following link: <http://www.consumer.vic.gov.au/duediligencechecklist>.  
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