

# 5 Joachim Lane, Spring Gully, Vic 3550

**McKean  
McGregor**

## House For Sale

Wednesday, 10 July 2024

5 Joachim Lane, Spring Gully, Vic 3550

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 801 m2**

**Type: House**



Amy Sim

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**\$900,000 - \$960,000**

Situated in a fantastic family-friendly locale, less than 10 minutes to the CBD and walking distance to Spring Gully Reserve, is this low-maintenance, move-in ready modern family home. Absolutely perfect for a busy family, or for anyone looking for a property with room to entertain, the home enjoys light-filled living, an easy-care landscaped garden, and space to store a caravan or trailer.- Family friendly locale: walk to Spring Gully Reserve, walking tracks, bus stops and One Tree Hill Hotel; less than five minutes to La Trobe University, schools and childcare; five minutes to CBD-

Low-maintenance landscaped garden- Double gates providing secure vehicle access to rear yard via driveway at side of home- Large wraparound undercover alfresco area (downlights, ceiling fan, power) overlooking inground swimming pool (6.2m x 4.4m, electric heated, glass fence, 5 spa jets, Bluetooth-controlled lighting)With a neat, contemporary façade providing a lovely welcome, the main entry opens in to a central hallway with one of four bedrooms positioned at the front of the home – the perfect home office or guest suite. Next door is a good-sized main bedroom with walk-in robe and ensuite, along with a large formal lounge. A door at the end of the hallway leads to the light-filled, open plan kitchen, living and dining room.The remaining two bedrooms, along with bathroom, separate toilet, and laundry, are positioned off a separate hallway from the modern kitchen.Glass sliding doors open out to a wraparound veranda, providing ample space for year-round entertaining. A tidy lawn area and an inground swimming pool make for an easy-care back garden and the large garden shed is great for extra storage. Double gates at the side of the home allow secure vehicle access to the back garden and there is plenty of room for parking a boat, caravan or trailer.Additional features:- Reserve cycle ducted evaporative cooling and gas heating- Ceiling fans throughout- Kitchen appliances including Bosch dishwasher, wall oven and four-burner gas cooktop- Great storage throughout including walk-in pantry and walk-in linen- Ramp access from laundry to rear yard- Solar power- Solar hot water- Water tank (3000l, aluminium screened)- Garden shed (3.75m x 4.5m, concrete flooring)- Utility yard- Secure access from double garage into home- Steel mesh security doors at access points- Ring security doorbellDisclaimer: All property measurements and information has been provided as honestly and accurately as possible by McKean McGregor Real Estate Pty Ltd. Some information is relied upon from third parties. Title information and further property details can be obtained from the Vendor Statement. We advise you to carry out your own due diligence to confirm the accuracy of the information provided in this advertisement and obtain professional advice if necessary. McKean McGregor Real Estate Pty Ltd do not accept responsibility or liability for any inaccuracies.