

**5 Reliance Ave, Lara, VIC, 3212**

**Sold House**

Sunday, 18 August 2024



5 Reliance Ave, Lara, VIC, 3212

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Sarah Carey  
0403064510

## **A hidden gem in Lake Lands, on 846m2**

Located in the ever so popular and picturesque Lake Lands, on a 846m2 allotment, this immaculately presented 4 bedroom home is the perfect family home. Act now as homes like this, privately set back from the street on such a big block, don't last long.

The home itself offers the perfect layout with the master bedroom and second living at the front of the home, with the other bedrooms and bathroom at the opposite end of the home. The master bedroom is large, featuring a generous walk-in-robe and renovated en-suite. Directly opposite the master is a front formal lounge / second living room for families wanting space, peace and quiet away from the main living zone.

A fresh floating floor has been added to the home creating that new, modern feel and flows right through the home, with carpet to bedrooms and updated tiles to the wet areas.

The other bedrooms are zoned away from the main living, off their own corridor and are all generous in size, including build-in-robos. They all share the main bathroom that features a shower, updated vanity and bath. The laundry has also been renovated and includes outdoor access and a large linen cupboard. Storage in this home won't be a problem.

There is a stunning light filled kitchen that has been recently upgraded, including attractive 40mm stone bench tops, a waterfall countertop, gas HP, wall oven, dishwasher and plenty of cupboards and bench space and faced directly opposite the family / dining area with views to the beautifully landscaped gardens.

Leading you outside you will be pleasantly surprised to see a large peaked pergola entertainment area, perfect to entertain all year round! There is a double garage with rear roller access.

This particular home would also make an attractive investment property due to the large allotment and the recent updates with expected rental return being \$570 - \$590 per week!

Other features of this outstanding home include the ducted heating, split system cooling, ceiling fans throughout and quality fixtures and fittings! Call Nathan today to book your inspection on 0407 880 925.

Due Diligence checklist are available at [www.consumer.vic.gov.au/duediligencechecklist](http://www.consumer.vic.gov.au/duediligencechecklist)

\*Every precaution has been taken to establish accuracy of the above information but does not constitute any representation by the vendor or agent.