

# 53 Mulloway Drive, Point Cook, Vic 3030

AREA SPECIALIST

## House For Sale

Sunday, 23 June 2024

53 Mulloway Drive, Point Cook, Vic 3030

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Jake Wang  
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Amy Jiang  
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**\$700,000-\$770,000**

This magnificent residence provides an rare opportunity to secure this Metricon home within the highly sought-after Catalina Estate. With serene surroundings, contemporary fixtures, and high-end fittings, this property offers a highly desirable and comfortable family living experience. The attention to detail is impeccable, and an inspection will not disappoint. This family-friendly residential estate is surrounded by wetlands and parklands, offering a low-maintenance lifestyle with the added convenience of nearby commercial and retail shopping precincts. You can enjoy a leisurely stroll to Point Cook Coastal Park, immersing yourself in its tranquil and picturesque environment.

**Property Features:**

- Four spacious bedrooms, including a master suite with a large walk-through robe, ensuite with dual vanity stone benchtops, and a separate toilet.
- Two modern bathrooms and an additional powder room on the ground floor.
- Multiple living spaces including a formal lounge, an upstairs family rumpus room, and an open-plan informal living area.
- The modern kitchen is equipped with 20mm stone benchtops, 900mm stainless steel appliances, an island bench with breakfast bar, and a large walk-in pantry.
- The adjoining dining and family room enhance the open-plan layout.
- Sliding doors from the living area open to an undercover alfresco area, perfect for entertaining.
- A low-maintenance rear yard with a grassed area provides a play space for kids, with potential for further landscaping.

**Additional Features:**

- Ducted heating and evaporative cooling for year-round comfort.
- A double garage with remote control access and internal entry.
- High ceilings and quality fixtures and fittings throughout, including ceramic tile flooring and brand-new carpet.
- Security system installed for peace of mind.
- Contemporary colour scheme with neutral interiors and low-maintenance garden surrounds both front and rear.

For those who love nature, this residence offers convenient access to wetlands and parks. It faces the park, providing expansive views, and is within walking distance to Saltwater P-9 College. Additionally, nearby commercial and retail shopping precincts cater to your daily needs. Moreover, Point Cook Coastal Park is just a few steps away, offering a tranquil setting for leisure and recreation. Now, this modern and stylish home is ready for you to move in and enjoy, making it a property you don't want to miss. Don't miss out on this exceptional opportunity to own a piece of the Point Cook dream. Contact Jake Wang at 0488 889 158 or Amy Jiang 0450 848 188 promptly to schedule a viewing and secure this exceptional opportunity for yourself! Our signs are everywhere... For more Real Estate in Point Cook, contact your Area Specialist.

**Note:** Every care has been taken to verify the accuracy of the details in this advertisement, however we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary, to satisfy themselves of any pertinent matters.