

# 7 Argyll Circuit, Melton West, VIC, 3337

## House For Sale

Wednesday, 4 September 2024



7 Argyll Circuit, Melton West, VIC, 3337

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Type: House**



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Parsanjeet Malik

## A MODERN HOUSE WITH DUAL OCCUPANCY!

Reliance Real Estate is proud to present this beautiful family home situated at a very prime location in Melton West. Just off the West Melton drive, this house is sitting on a big land size of 557 sq. m (approx.) and is ideally positioned within minutes' drive to Wood grove Shopping Centre, leisure center, public transport, leading schools, early learning centers, and easy access to the freeway.

With a beautifully landscaped front yard, this house has multiple things to offer with its very thoughtful segregation of space. It has the charm of an old house design from outside with a fully renovated/ modern house from inside. As you walk in, you are welcomed by a very generously sized living area on one side and one bedroom on the other.

The house comprises of 3 spacious bedrooms with BIR's catered by a common toilet and bathroom correctly located on the floor plan. The central beautiful kitchen area has a separate dining area and access to an outside pergola. The kitchen has a stone bench-top with waterfall feature. Along with ample bench space for cooking, there are lots of cabinets for storage, a dishwasher and stainless-steel appliances.

As you step outside towards the backyard, you have a big pergola space perfect for entertaining your guests, outdoor dinners or kids to play. This pergola is next to a beautiful, manicured lawn and a granny flat/ dual occupancy/teenagers' room or man cave.

This self-sufficient condo has a small kitchen, bedroom, living area and an en-suite. Everything is modern and renovated. It is perfect for someone looking to have a hobby space or space for their small business as well.

You must come to appreciate this beautiful property. It is perfect for someone looking to start their real estate journey, have a valuable addition to their real estate portfolio or looking for a dual occupancy house!

Key features:

- Fully renovated house
- Self-sufficient flat at the back (4th bedroom with en-suite & kitchen)
- Stainless-steel appliances, Dishwasher
- Stone bench top
- Air conditioner- reverse cycle in living area
- Central heating
- Large laundry
- 5-minute drive to Wood grove shopping center
- Big backyard

Call Rutuja Gaikwad on 0404606890

or Parsanjeet Malik on 0420 344 444 to book an inspection.

DISCLAIMER: Every precaution has been taken to establish the accuracy of the above information but it does not constitute any representation by the vendor/ agent and agency.