

**72 Cosgrove Drive, Maddingley, Vic 3340**



**House For Sale**

Monday, 8 July 2024

72 Cosgrove Drive, Maddingley, Vic 3340

**Bedrooms: 4**

**Bathrooms: 2**

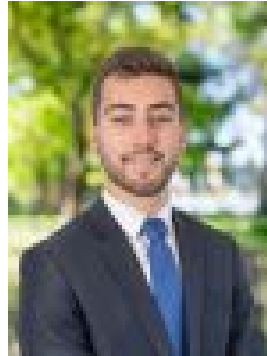
**Parkings: 2**

**Area: 997 m2**

**Type: House**



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**\$869,000 - \$899,000**

This spacious and light-filled residence is designed to exceed all expectations. Nestled on a generous 996m<sup>2</sup> approx. block with expansive side access, it is ideally located just a short distance from the brand-new Maddingley Village, lush parklands, and convenient freeway access. This property caters perfectly to a diverse range of buyers! Upon entering, you are greeted by a palette of clean, modern colours, upgraded skirting boards, and impressive 9ft ceilings that amplify the sense of space and airiness. The inviting atmosphere is enhanced by the elegant finishes and thoughtful design choices throughout the home. The master bedroom is a true retreat, featuring a full walk-in wardrobe and a stunning ensuite. The ensuite boasts a luxurious timber double vanity and an oversized shower with double rainfall shower heads and floor-to-ceiling tiles, creating a spa-like experience. The three additional oversized bedrooms, one of which has direct access to the alfresco area, are all equipped with built-in wardrobes and are serviced by a centrally located bathroom that matches the elegance of the master ensuite. The large family home suited for family entertaining, fitted with three separate living areas, starting with a large formal lounge room upon entry, fitted with niche shelving, followed by the grand open living area saturated with natural light and finally a glorious rumpus room featuring a recessed TV space and more shelving. At the heart of this gorgeous home is an efficient walk-through pantry with direct access to the garage, perfect for easy grocery unloading. The elegant galley-style kitchen is a chef's dream, featuring 20mm stone benchtops, a freestanding 900mm induction cooker, an integrated dishwasher, soft-close drawers, and ample storage space. This kitchen is designed to cater to both everyday living and entertaining with ease. Stepping outside through sleek aluminum stacker doors, you are welcomed into your own private under-roofline alfresco area. This beautifully designed space offers unobstructed views of the expansive north-facing property, allowing you to fully appreciate the wide side access, established lawns and garden beds. The perimeter concreting adds both functionality and a polished finish to the outdoor area, making it perfect for hosting gatherings, relaxing with family, or simply enjoying the tranquillity of your surroundings. Additional key features include ducted heating and evaporative cooling for year-round comfort, a durable Colourbond roof, a double-car garage with both internal and external access, CrimSafe security doors, sheer curtains with block out blinds, and energy-efficient downlights throughout. Every detail of this home has been carefully considered and no expense has been spared in creating this extravagant residence. This property truly offers a perfect blend of style, functionality, and luxury, making it a standout choice for any buyer. Contact Shane on 0488 980 115 & Costa on 0484 134 841. (Photo ID is Required at all Open For Inspections) At YPA Bacchus Marsh Our Service Will Move You **DISCLAIMER:** Every precaution has been taken to establish the accuracy of the above information but it does