

# 9 Masters Crescent, Mambourin, Vic 3024

## House For Sale

Wednesday, 10 July 2024



**THE ELEET**  
RESIDENTIAL • DEVELOPMENTS • LAND • PROJECTS  
CAROLINE SPRINGS

9 Masters Crescent, Mambourin, Vic 3024

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Suraj Vatsya  
0385487100



Aashish Mann  
0385487100

## **OPEN SAT 10-10.30 AM! CONTACT AGENT!**

SURAJ VATSYA from THE ELET CAROLINE SPRINGS proudly presents this exquisite display home crafted by United Homes Australia, situated in the prestigious Windermere Estate of Mambourin. This property stands as a testament to quality craftsmanship and high-end finishes, promising an unparalleled living experience. This exquisite property exudes sophistication from the moment you approach its modern facade, featuring a cedar ceiling above the porch and a wide entrance timber-stained door. The cedar-cladded entrance bulkhead adds a touch of elegance, while the impressive high ceilings create a sense of grandeur throughout the home. The family and lounge areas offer a unique courtyard feature, providing a serene view and ample natural light. The study area is a highlight, with an Onyx marble stone-clad wall featuring inbuilt LED lights, creating a perfect blend of function and aesthetics. As you step inside, the formal affluent lounge at the front sets the tone for the luxurious experience that follows. The living spaces are thoughtfully designed, highlighted by a corner-less high stacker door that seamlessly connects the indoor and outdoor areas. The designer bar area, complete with provisions for wine bottles, is perfect for entertaining guests. Upgraded window sizes and gold fixtures are prevalent throughout the house, enhancing its opulent feel. Comfort is ensured year-round with refrigerated heating and cooling system, featuring four zones and linear vents. The kitchen is a chef's dream, featuring under-bench and ceiling-high overhead cabinetry, both in the main kitchen and the butler's pantry. The refrigerator area includes ceiling-high overhead cabinetry with a water point provision. The centerpiece of the kitchen is an island benchtop, illuminated by a LED bulkhead and pendant lights, and complemented by a black undermount sink. The butler's pantry mirrors this elegance with similar fixtures. The home's upgraded window sizes and gold fixtures throughout create a sense of luxury and refinement. Bathrooms are adorned with LED mirrors and wall-to-ceiling tiles, ensuring a spa-like experience in the comfort of your home. For peace of mind, the property includes upgraded alarm and intercom systems, along with security cameras. The outdoor space is equally impressive, with manicured front and rear landscaping enclosed by black metal fencing. The exposed aggregate driveway extends to cover the porch area, and concreting surrounds the house perimeter, ensuring a pristine and durable finish. This United Homes Australia ex-display home is a masterclass in luxury living, where every detail has been thoughtfully designed and executed to offer the ultimate in comfort, style, and security. Whether you are looking for your dream home to live in or your next lucrative investment with the potential rental of \$35,000 per annum (approx) Contact SURAJ on 0452 458 400 today to schedule a viewing.

**KEY FEATURES:-** 3000mm high ceilings- Cedar ceiling above porch area- Daikin Refrigerated Cooling and Heating systems Divided in 4 Zones - Designer Angular Island benchtop- 1200mm wide- Extended Kitchen benchtop with 80mm stone Edges - Extended Butler's Kitchen benchtop with 80mm Stone Edges- Pendant Lights above kitchen Benchtop - Upgraded 900mm Appliances including- glass cooktop, built in canopy, black oven,- 12mm Hybrid Laminates in all open areas and Bedrooms - Designer bar Area with wine rack - Designer TV cabinets with Electric Fireplace - Onyx marble - stone cladded wall feature with inbuilt Led lights in study area- LED mirrors all Bathrooms - Shear Blinds to all Windows and Stacker Doors - 2340mm high designer deco internal doors - Manicured Front and rear landscaping with Black metal fencing

**WHEN LOCATION MATTERS:-** 1 minute drive to Laa Yulta Primary School - 3 minutes drive to Wyndham Vale Square shopping Centre - 3 minutes Drive to Manor Lakes Reserve- 4 minutes drive to Wyndham Vale Primary School- 5 minutes drive to Wyndham Vale Train Station- 6 minutes drive to Walcom Ngarrwa secondary college - 6 minutes drive to Manor Lakes Sports Complex - 6 minutes to Manor Lakes central shopping Centre - 6 minutes to Manor Lakes College - 6 minutes drive to St Joseph's Catholic Primary School - 7 minutes drive to Lollypop Creek Primark School Don't miss the opportunity to make this fantastic property your new home. Contact SURAJ on 0452 458 400 today to schedule a viewing and experience the epitome of comfortable and convenient living in this prime location!

**PHOTO ID IS A MUST AT ALL OPEN FOR INSPECTIONS. DISCLAIMER:** All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the agent. Please see the below link for an up-to-date copy of the Due Diligence Checklist:

<http://www.consumer.vic.gov.au/duediligencechecklist>