

2/258 Melrose Drive, Tullamarine, Vic 3043

Townhouse For Sale

Wednesday, 19 June 2024



2/258 Melrose Drive, Tullamarine, Vic 3043

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 163 m2

Type: Townhouse



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EOI: \$575k - \$625k

Expressions Of Interest Ending Tuesday 16th July 2024 @ 5pm Welcome to 2/258 Melrose Drive, Tullamarine - a charming 3-bedroom, 2-bathroom Townhome that strikes the perfect balance between comfort and convenience. Ideal for first home buyers, young families, couples, or astute investors, this low-maintenance gem is situated in an unbeatable location, just a short walk from Melrose Street's shops and cafes. Close to schools, eateries, and efficient transport links, you'll have everything you need right at your doorstep. Enjoy nearby parks for leisurely strolls or family outings, and benefit from a quick commute to Melbourne CBD and Melbourne Airport. This home boasts a low-maintenance design, including a cosy rear courtyard perfect for relaxing or entertaining. Don't miss this opportunity to secure a property that promises both lifestyle and investment potential in one of Tullamarine's most sought-after areas. Make your move today - Contact C+M Residential. 'Helping You Find Home'

THE UNDENIABLE:

- Brick Townhouse
- Built-in 2003 approx.
- Land size of 163m² approx.
- Building size of 16sq approx.
- Foundation: Concrete slab

THE FINER DETAILS:

- Kitchen with S/S appliances, ample benchtops, breakfast bench, cupboard space, corner pantry, finished with tiled flooring
- Sizeable open-plan meals are with tiled flooring & living zone with carpeted flooring
- 3-Bedrooms with robes & carpeted flooring, master with ensuite
- 2-Bathrooms with shower, bathtub to main, single vanity, combined toilet & tiled flooring
- Laundry with single trough
- Ducted heating, split system heating & cooling

Additional features include a security alarm system, high ceilings, ample storage spaces, NBN access (FTTP), quality kitchen & bathroom tiling that stood the test of time, plus more

- Established gardens with a courtyard, trees & garden beds
- Single garage with rear access, plus a car space

Potential Rental: \$600 - \$650 p/w approx.

THE AREA:

- Close to schools, Parks, Essendon Fields DFO & Gladstone Park shopping precinct
- Quick walk to the bus stop & Melrose Dr shops - 478 & 479
- Located only 14km's from CBD with terrific access to Calder fwy, Ring Road, & Melb airport
- Zoned Under City of Hume - General Residential Zone

THE CLINCHER:

- Prime location: schools, shops, eateries, parks, transport, CBD, airport all nearby
- Modern comfort meets convenience: perfect for families, couples, or investors
- North-facing, sun-filled living & kitchen areas

THE TERMS:

- Deposit of 10%
- Settlement of 45/60 days

Secure your **INSPECTION** Today by using our booking calendar via the **REQUEST INSPECTION** button... *All information about the property has been provided to C+M Residential by third parties. C+M prides itself on being accurate, however, has not verified the information and does not warrant its accuracy or completeness. Parties should make and rely on their own inquiries in relation to this property.

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