

31 Simmental Drive, Clyde North

Modern Family Living on a Spacious Corner Block with Butler's Kitchen & Entertainer's Appeal

Welcome to 31 Simmental Drive, Clyde North, a beautifully designed modern family residence positioned on a generous 507sqm corner block, offering the perfect blend of space, style and everyday functionality.

This impressive home showcases a thoughtfully designed floorplan featuring four spacious bedrooms, two bathrooms and two separate living areas, providing exceptional flexibility for growing families, entertainers and those who value comfort and space.

At the heart of the home is a stunning contemporary kitchen complemented by a generous butler's kitchen, creating an outstanding space for both everyday meals and effortless entertaining. The open-plan living and dining area flows seamlessly outdoors to the beautifully decked pergola, offering the ideal setting for family gatherings, weekend BBQs and relaxed evenings with friends. The low-maintenance outdoor area allows you to enjoy the lifestyle benefits

4 2 2

FOR SALE
\$880,000 - \$950,000

VIEW
By Appointment

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All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

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without the ongoing upkeep.

Designed with year-round comfort in mind, this stylish residence features ducted heating and cooling, quality finishes and a practical layout that maximises space and functionality. The modern interiors, generous proportions and well-considered zoning create a home that is ready for families to move in and enjoy from day one.

Situated in the highly sought-after Clyde North growth corridor, this home places you close to an abundance of everyday amenities including shopping precincts, schools, childcare centres, parks, playgrounds and recreational facilities. Enjoy convenient access to Clyde North Lifestyle Centre, Shopping on Clyde, Cranbourne Park Shopping Centre, nearby medical services, community facilities and an extensive network of walking trails and open green spaces. With excellent connectivity and a family-friendly atmosphere, Clyde North continues to be one of Melbourne's most desirable areas for modern living.

Don't miss the opportunity to secure this exceptional family home in one of Clyde North's most desirable pockets. Enquire today and experience the space, comfort and lifestyle that 31 Simmental Drive has to offer.

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MORE DETAILS

Property ID	47Z3ZFHE
Property Type	House
House Size	209 m2
Land Area	507 m2
Including	Ducted Cooling Ducted Heating Dishwasher Alfresco

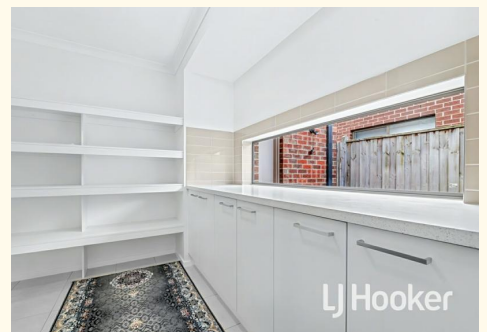
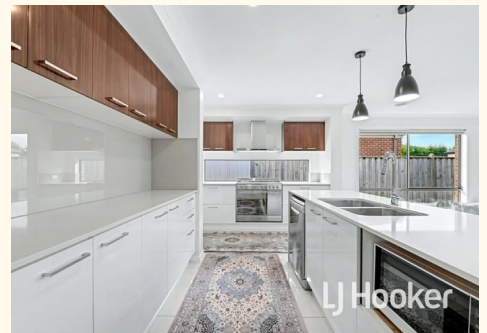
Fatima Yazdani 0455 060 836

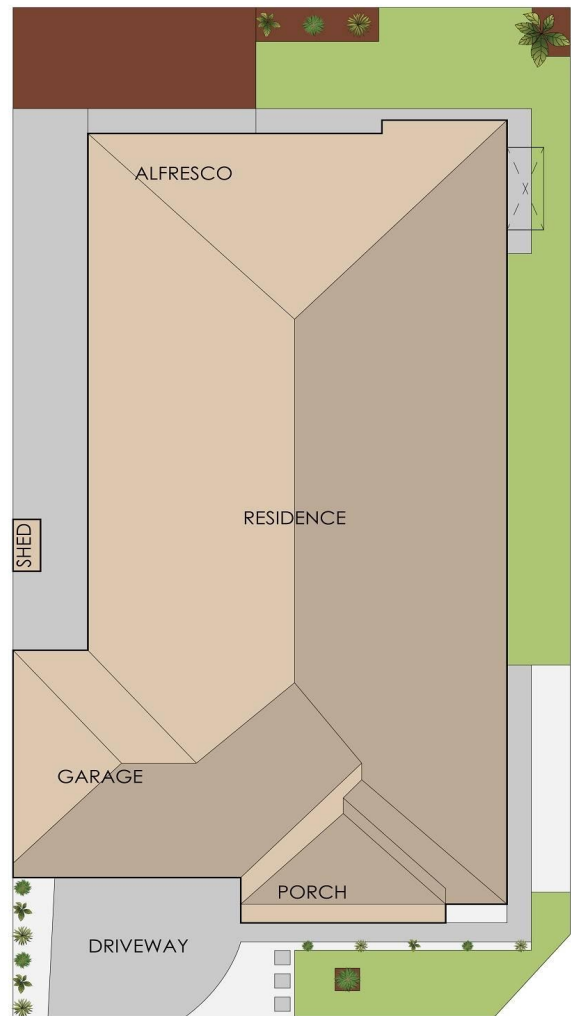
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Purchasers are advised to carry out their own investigations.