



40 Spirited Circuit, Craigieburn

Freshly Refreshed & Perfectly Positioned

LJ Hooker Craigieburn is proud to present this fantastic home which has been freshly presented and thoughtfully refreshed, this well-maintained four-bedroom home delivers an appealing combination of quality, style and everyday comfort. With the entire home freshly painted, brand-new hybrid flooring installed and new blinds throughout, the property has been given a renewed sense of warmth and presentation, ready for its next owners to simply move in and enjoy.

Situated in a wonderful pocket of Craigieburn and facing the parkland where you will have the wonderful views always in front of you, it provides convenience with Aston Shops, Aston Recreation Reserve, Elevation Secondary, Aitken Hill Primary just minutes away as well as easy access to Craigieburn Road where it is also just minutes away from Craigieburn Central Shops and Coles Craigieburn Village.

The well-designed floorplan offers four comfortable bedrooms, including a spacious master bedroom with its own ensuite, while the remaining bedrooms are serviced by the central bathroom. The fresh interiors, new flooring and new blinds create a clean and inviting feel throughout the home.

4 2 2

FOR SALE
\$749,000 - \$774,000

VIEW
Thu 17th Sep @ 6:00PM - 6:30PM

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Interested parties must rely solely on their own enquiries.

LJ Hooker

Adding to the flexibility of the layout is a separate formal lounge, providing an ideal space to relax, unwind or enjoy quiet time away from the main living area. At the heart of the home, the open-plan kitchen, dining and living area creates a welcoming space for everyday family living and entertaining, with the kitchen offering practical functionality and ample storage.

Outside, the home provides a low-maintenance setting that is easy to enjoy, while the double garage offers secure parking and additional storage.

Fantastic Extras include ducted heating, split system cooling and remote control garage.

Combining a refreshed interior with a practical family-friendly layout, this is a fantastic opportunity for first-home buyers, growing families or investors seeking a home where the major cosmetic work has already been taken care of.

MORE DETAILS

Property ID	KAWHFE
Property Type	House
Including	Air Conditioning
	Ducted Heating
	Toilets (2)
	Alarm
	Courtyard
	Deck
	Dishwasher
	Built-in-Robes
	Secure Parking
	Fully Fenced
	Remote Garage
	Solar Panels

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Sales & Property Management | aiden.behanna@ljhooker.com.au

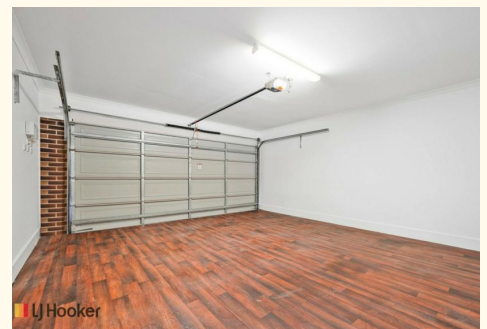
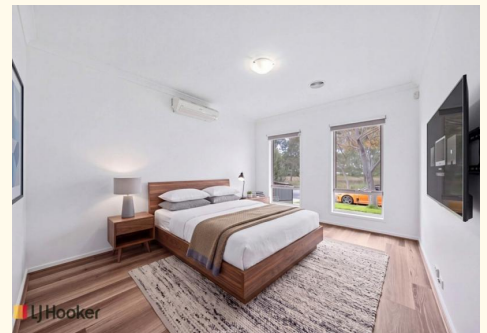
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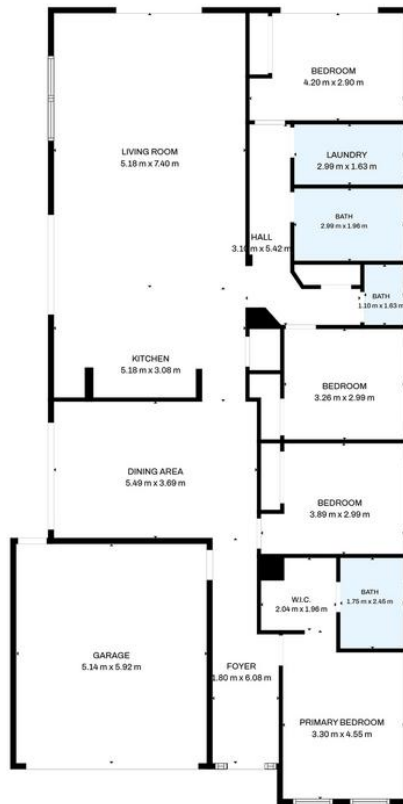
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This site plan is for illustrative purposes only and is intended as a conceptual representation. All dimensions, layouts, and features shown are approximate. Measurements should be verified by the buyer.