

13 Medoc Boulevard, Deanside

Modern Living in Premium Location with No Body Corp Fees

The Property

Welcome to 13 Medoc Boulevard, Deanside. An exceptional house of impressive appeal, this home showcases a well-designed two-level layout that blends contemporary style with practical living. Comprising three bedrooms, two bathrooms, expansive open plan living, and a double garage, it delivers the perfect combination of space and comfort. It presents an outstanding opportunity for first-home buyers, downsizers, or investors looking to expand their property portfolio. Set within the vibrant Attwell Estate, residents are surrounded by everyday convenience and the beauty of natural surrounds, where tranquil wetlands, waterways, and parklands enhance the setting and the chance to enjoy life at its best, with the added advantage of no body corporate fees.

The Point of Difference

- Expansive open plan design incorporating living, dining, and meals areas, enhanced by natural light and a seamless connection to the courtyard, creating the perfect setting for everyday living and entertaining.

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FOR SALE

\$595,000 - \$650,000

AGENTS

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AGENCY

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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.

 **LJ Hooker**

- Boasting three bedrooms, the master suite presents a private sanctuary with a walk-in robe and ensuite, while two additional bedrooms each include walk-in robes and share access to a sleek central bathroom.
- A well-appointed kitchen boasting stone benchtops, an island breakfast bar, quality stainless-steel appliances, and ample cabinetry, showcasing modern flair and a thoughtful design.
- The outdoor features a private courtyard retreat, a fully fenced low-maintenance backyard, and landscaped front and rear gardens, providing the perfect setting for relaxation and enjoyment.
- Additional highlights include a European laundry, powder room, split-system heating and cooling, and a remote-controlled double garage with internal access.

The Point of Interest

Nestled within the thriving Attwell Estate, this location perfectly blends natural surrounds with everyday convenience. Residents enjoy effortless access to Caroline Springs, where CS Square and Watervale Shopping Centre provide an array of shopping, dining, and essential services. Upcoming lifestyle amenities including the Plumpton Town Centre and Aquatic and Leisure Centre will add even greater appeal. Families will appreciate being zoned to Deanside Primary School and Springside West Secondary College, with additional childcare and parklands close by, while excellent transport connections ensure easy travel to and from the city. Offering lifestyle, growth, and everyday convenience, this property is an outstanding opportunity not to be missed.

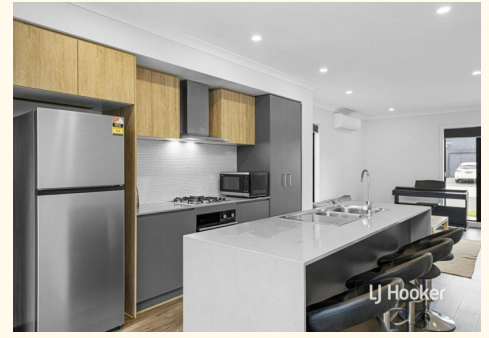
Note. All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Any school zoning stated based on www.findmyschool.vic.gov.au as of 02/10/25.

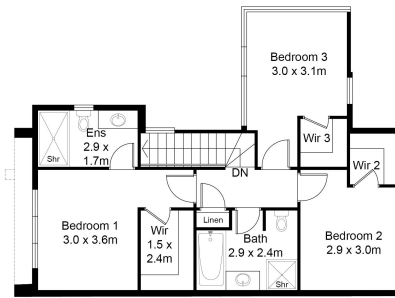
MORE DETAILS

Property ID 2HB2HGH
 Property Type House

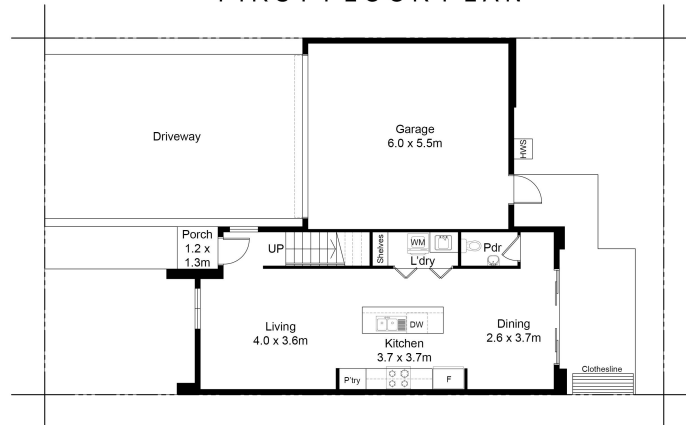
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FIRST FLOOR PLAN



GROUND FLOOR PLAN

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