



2/37 Ivan Crescent, Hampton Park

Beautifully Presented Unit with Space, Comfort & Convenience

Positioned in a convenient and sought-after pocket of Hampton Park, this beautifully presented two-bedroom unit offers an outstanding opportunity for first home buyers, downsizers, investors or anyone looking for a low-maintenance home without compromising on space.

Ideally located just minutes from local schools, Hampton Park Shopping Centre, parks, public transport and a host of everyday amenities, this wonderful home combines comfortable living with a fantastic outdoor lifestyle.

From the moment you step inside, you will appreciate the care and attention that has gone into presenting this property.

The spacious lounge room provides a welcoming place to relax and unwind, while the renovated kitchen is sure to impress. Featuring gas cooking, ample bench and cupboard space and a practical meals area, the kitchen overlooks the backyard, allowing you to stay connected with family and guests while preparing meals.

The meals area flows seamlessly towards the large backyard, where you will discover an impressive outdoor entertaining space. The

2 1 2

FOR SALE

\$570,000 - \$610,000

VIEW

Wed 23rd Sep @ 5:30PM - 5:50PM

AGENTS

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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.



pergola provides the perfect setting for entertaining family and friends, enjoying weekend BBQs or simply relaxing outdoors.

The generous backyard offers plenty of room for children, pets, gardening or simply enjoying your own private outdoor space. Additional features include a garden shed and water tank, adding further practicality to the property.

Accommodation is well catered for with two generous bedrooms, both conveniently positioned near the main bathroom. The home has been freshly painted inside and out and features new carpets, providing a fresh and modern feel throughout.

Year-round comfort is assured with gas heating and evaporative cooling, while roller shutters provide additional privacy, security and insulation.

Adding further value are solar panels, helping to improve the home's energy efficiency.

For car accommodation, the property offers a single lock-up garage plus an additional single carport, providing excellent off-street parking.

With its generous living areas, renovated kitchen, large backyard, entertaining area and long list of additional features, this is a home that offers far more than you would expect.

Don't miss this fantastic opportunity - inspect today and discover everything 2/37 Ivan Crescent, Hampton Park has to offer!

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MORE DETAILS

Property ID	47ZAYFHE
Property Type	Unit
Land Area	302 m2
Including	Built-in-Robes
	Solar Panels
	Close to Schools
	Close to Shops
	Close to Transport

John Deo 0411 873 123

Director - Officer In Effective Control | john.deo@ljhcasey.com.au

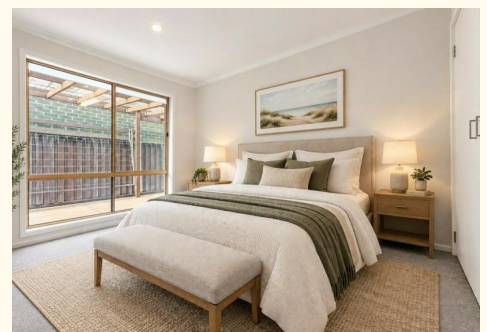
Ali Alizada 0452 457 231

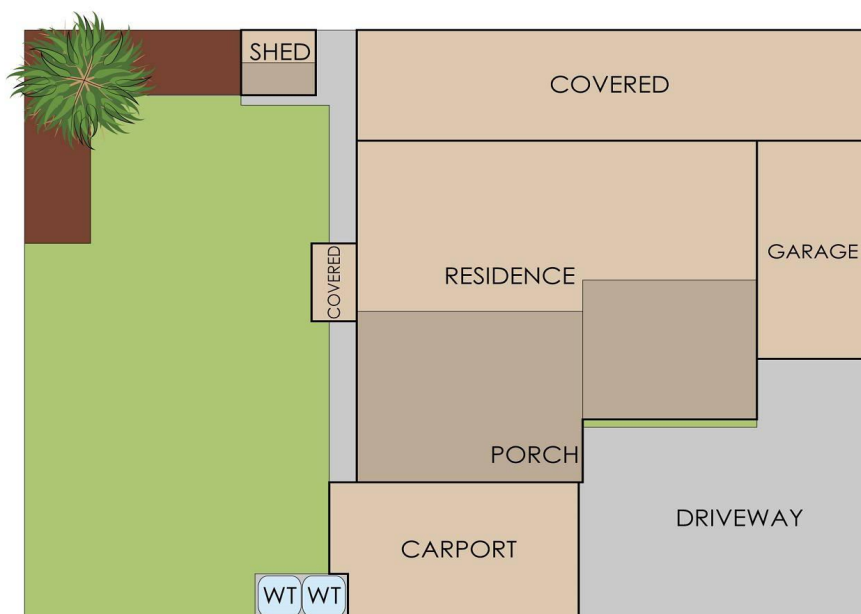
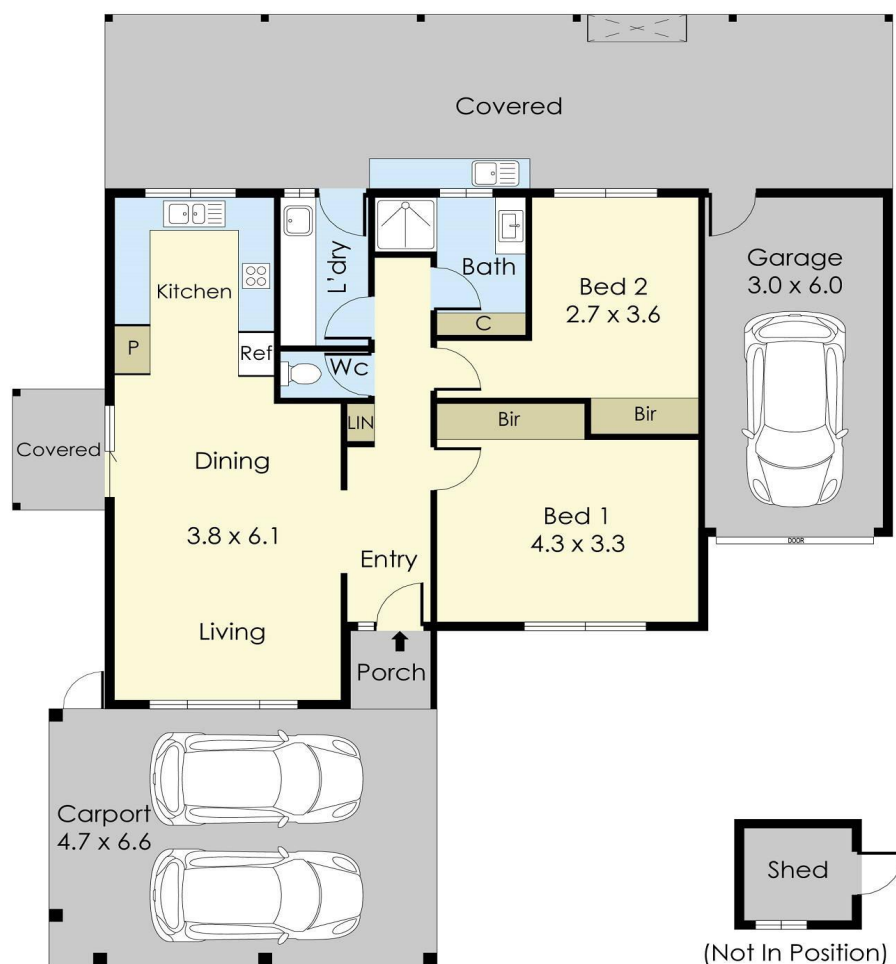
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This floorplan is for illustration purposes only and no warranty is given to its accuracy.
Purchasers are advised to carry out their own investigations.