



## Melton South, 25 Bernard Drive

Well Located Family Home with Rear Access to Shed/Workshop

Nestled in a sought-after location, this family home offers the perfect blend of comfort, convenience, and practicality. Ideal for families, tradies, or great investment. Positioned close by to Schools, shops, freeway access, bus stops and more!

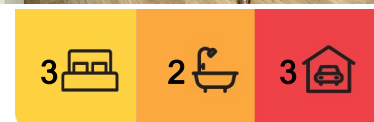
Comprising of 3 bedrooms, master featuring full ensuite and walk in robes with the remaining bedrooms with built in robes. The kitchen is the central hub of the home with 2 separate living rooms to accommodate the whole family. Set outside to a generous outdoor pergola area, ideal for year-round entertaining or relaxing with family and friends. A secure roller door rear access from garage, providing straight-through access to a larger garage/workshop, or additional storage at the back.

Key Features:

- Straight-through driveway access to backyard, ideal for workshop or additional garage



**Disclaimer:** 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.



**For Sale**  
\$550,000 - \$600,000

**View**  
Sat 26th Jul @ 12:20PM - 12:40PM

**Contact**  
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**LJ Hooker Melton**  
(03) 8797 5588



- Covered pergola area for outdoor living
- Well-positioned in a family-friendly, convenient location
- 3 Bedrooms, master with full ensuite
- 632sqm approx. land size
- Solar panels 5 KVA Inverter
- 12v lighting system with solar charging
- Ducted heating
- 3 Split systems
- Water filter in kitchen
- 3000L Water Tank
- FTTP NBN
- 6x6 Garage at the back

Whether you're looking to move in or secure a great investment, this is the perfect opportunity. Contact Zoe Crooks on 0426 796 001 today!

DISCLAIMER: 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.

Please see the below link for an up-to-date copy of the Due Diligence Check List:

<http://www.consumer.vic.gov.au/duediligencechecklist>

## More About this Property

Property ID	R8CHWU
Property Type	House
Land Area	633 m2

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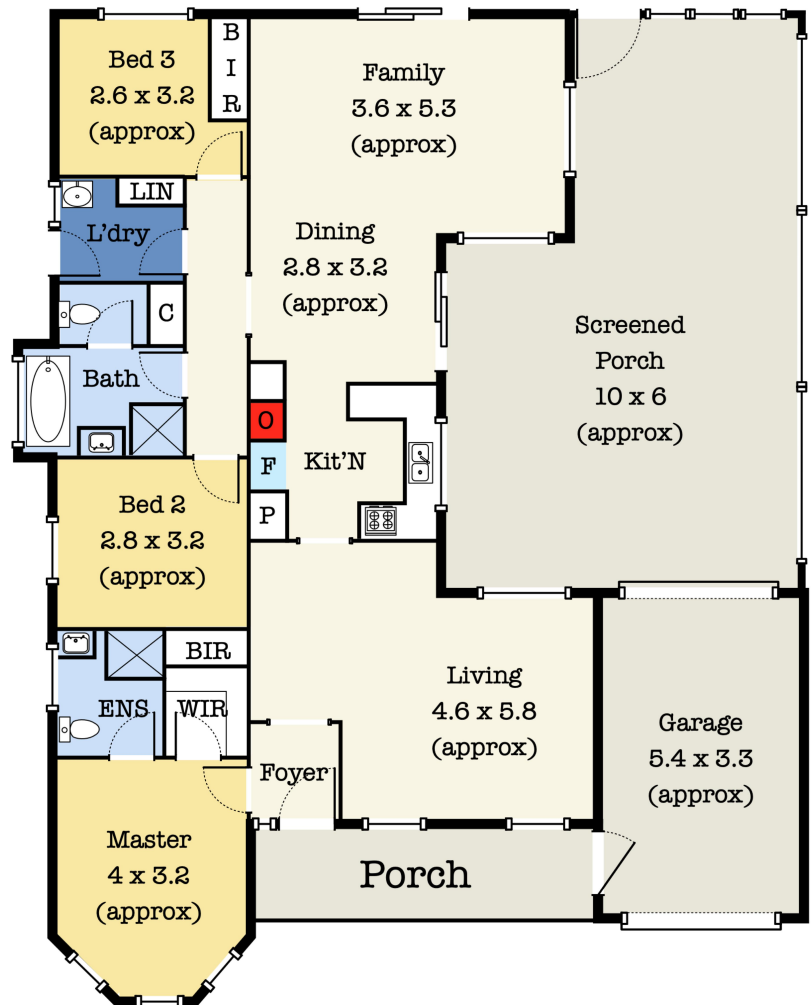
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## Floor Plan



25 Bernard Dr, Melton South VIC 3338

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