



### 3 Charles Court Sydenham VIC

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All Offers submitted Thursday 13th at 5.00pm

Situated in a quiet court location this home has everything to offer for the growing family, investor or first home buyer! Upon entry, you will notice the home is highlighted with brand new floorboards and is freshly painted throughout. Featuring three bedrooms master with ensuite and walk in robe + 4th bedroom/study, an attractive formal lounge entering into a well-equipped kitchen with ample cupboard space and breakfast bench adjoining meals area and overlooking family area. Step outside to a great sized backyard that can have plenty of potential! Other features include; double remote garage, side access to the rear, gas ducted heating and evaporative cooling. Within walking distance to Watergardens Shopping Centre & Train Station, schools, childcares and parklands it's definitely a property not to miss out on.

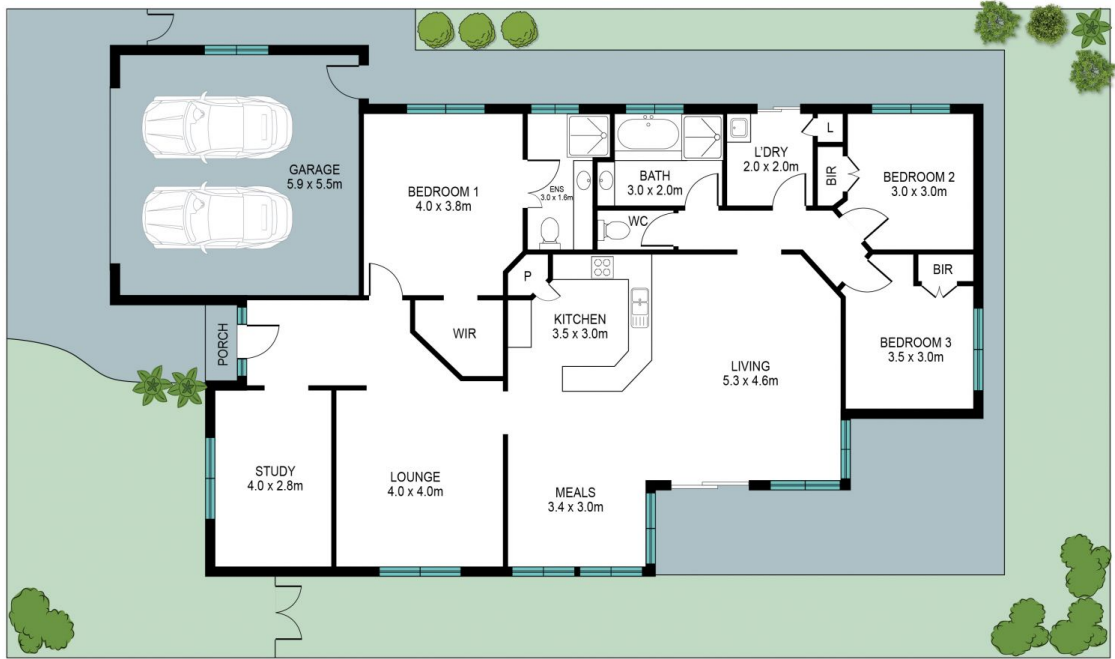
**Price** : \$ 753,888  
**Land Size** : 650 sqm  
**View** : <https://www.ypa.com.au/7391854>



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THE FLOOR PLAN IS NOT TO SCALE; MEASUREMENTS ARE INDICATIVE AND IN METRES. ALL FEATURES INCLUDED IN THIS 3D PLAN ARE FOR INSPIRATION PURPOSES ONLY. THIS IS NOT AN EXACT REPLICATION OF THE PROPERTY OR THE POSITION OF EXTERIOR ELEMENTS PLANS SHOULD NOT BE RELIED ON. INTERESTED PARTIES SHOULD MAKE AND RELY ON THEIR OWN ENQUIRIES

## 3 CHARLES COURT, SYDENHAM