



**SOLD**

## PRIVATE, SECURE LIFESTYLE

Providing a cosy easy-care lifestyle, with just one owner this spacious freestanding unit on approx. 379 sqm of land sits in tranquil surrounds toward the end of this peaceful setting. Inviting and open plan, the gleaming Blackbutt timber flooring flows throughout giving a continuity of living to dining and kitchen, also connecting the master bedroom with walk-in-robe and the convenience of an updated two-way bathroom.

The kitchen offers modernised stainless steel appliances double sink and breakfast bar with adjacent dining area.

A further two robed bedrooms enjoy the views of landscaped courtyards on either side of this generous rear yard.

Other features include split system heating and cooling for year round comfort. Single lock-up garage plus open parking space.

All situated in a convenient location which places you within close proximity to all amenities including Langwarrin Gateway Shopping Centre, Karingal Hub, easy Mornington Peninsula freeway access, St.Judes and Langwarrin Primary Schools as well as Elisabeth Murdoch College. Just to name a few.

With a homely and inviting ambience this home is sure to please, be quick to inspect.

**3 BED | 1 BATH | 1 CAR**

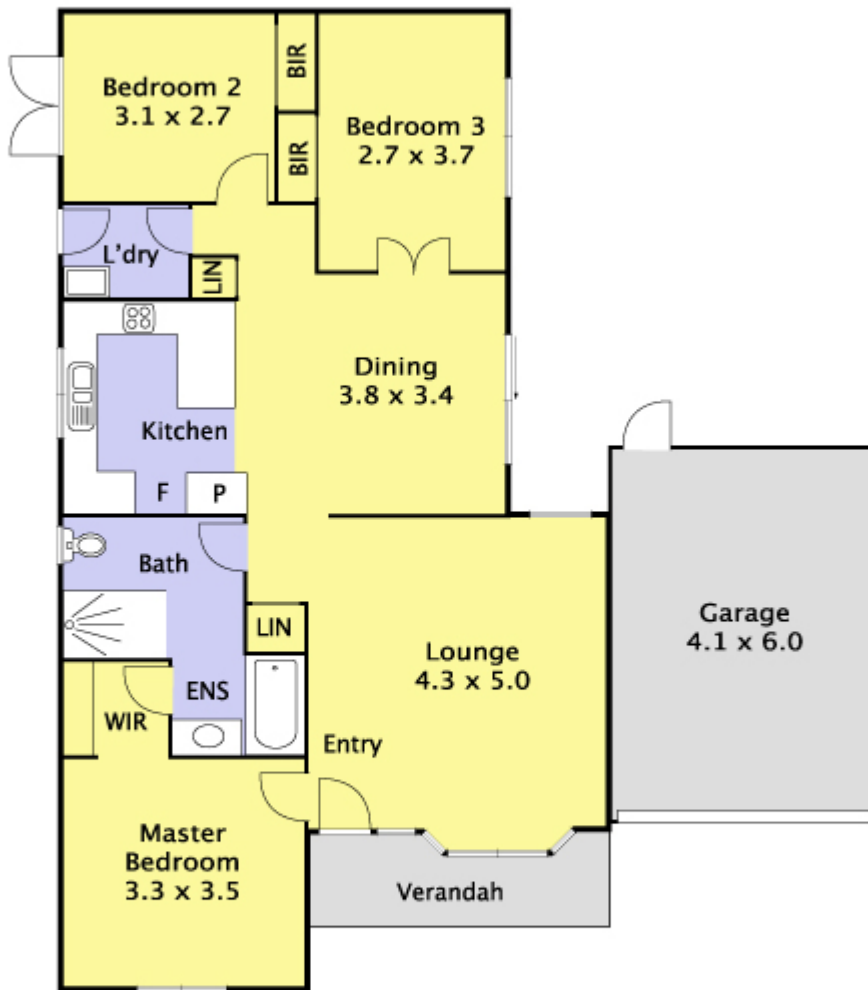
**PRICE:**  
**\$485,000**

**OPEN FOR INSPECTION:**  
**N/A**



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# 13/100 Cranbourne–Frankston Road LANGWARRIN



\*While every precaution has been taken to verify this information, it does not constitute any representation by the agent or vendor\*.

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.