

Sold



44 Nolita Walk, Point Cook



Only 1 Remaining Townhome - UP TO \$25,000 GRANT FOR ELIGIBLE BUYERS!

ONLY 1 TOWNHOME REMAINING!

Located in award winning community: Upper Point Cook, positioned on water-fronting allotments, minutes from a range of established amenity and with many SOLD already, these surely will not last long!

Close by a number of highly esteemed schools, universities and medical centres, as well as recreational hot spots, like Point Cook Town Centre and Sanctuary Lakes Golf Course to name a couple.

With brand new parks and plenty of open spaces for outdoor activities, you will enjoy getting outside for family picnics & exercise at every opportunity.

When heading into the Melbourne CBD, you'll have the opportunity to take

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Price SOLD for \$539,000

Property Type Residential

Property ID 78

Land Area 156 m2

Floor Area 196.58 m2

Agent Details

Scott Perry - 0439 595 461

Danielle Ferguson - 0484 546 381

Office Details

Sterling Realty Pty Ltd

Unit 3 40B Wallace Ave Point Cook,

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0439 595 461

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advantage of Upper Point Cook's easy access to the M1 Freeway which is conveniently positioned just east of the townhomes.

Features:

- **UP TO \$25,000 GRANT FOR ELIGIBLE BUYERS!**
- \$10,000 First Home Owner Grant
- Plus \$15,000 for eligible buyers under the new home builder scheme
- 5% deposit and balance on completion
- Stamp duty savings
- Timber Laminate & Carpet throughout
- Stone benchtops
- 900mm Stainless Steel Kitchen Appliances
- Double bowl stainless steel kitchen sink
- Elevated ceilings to ground floor (2740mm approx.)
- LED Downlights throughout
- Colourbond Sectional Garage Door
- Letterbox and Clothesline included
- Landscaping included
- Fencing included
- NBN connection available
- Complete split system cooling package included if you buy before the end of November 2020
- Interior colour selection options available
- Kitchen, bathroom, wardrobe and skylight upgrades available
- Display home inspections available
- 2 floorplan options offered - 21.16sq 4 bedroom and 29.60sq 5 bedroom + study
- Inclusion list available on request

This opportunity is a no-brainer - if you're looking to invest or start your property journey in the west and want to take advantage of the recently introduced HomeBuilder Government Grant register your interest with Scott Perry on 0439595461 to receive more information.

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