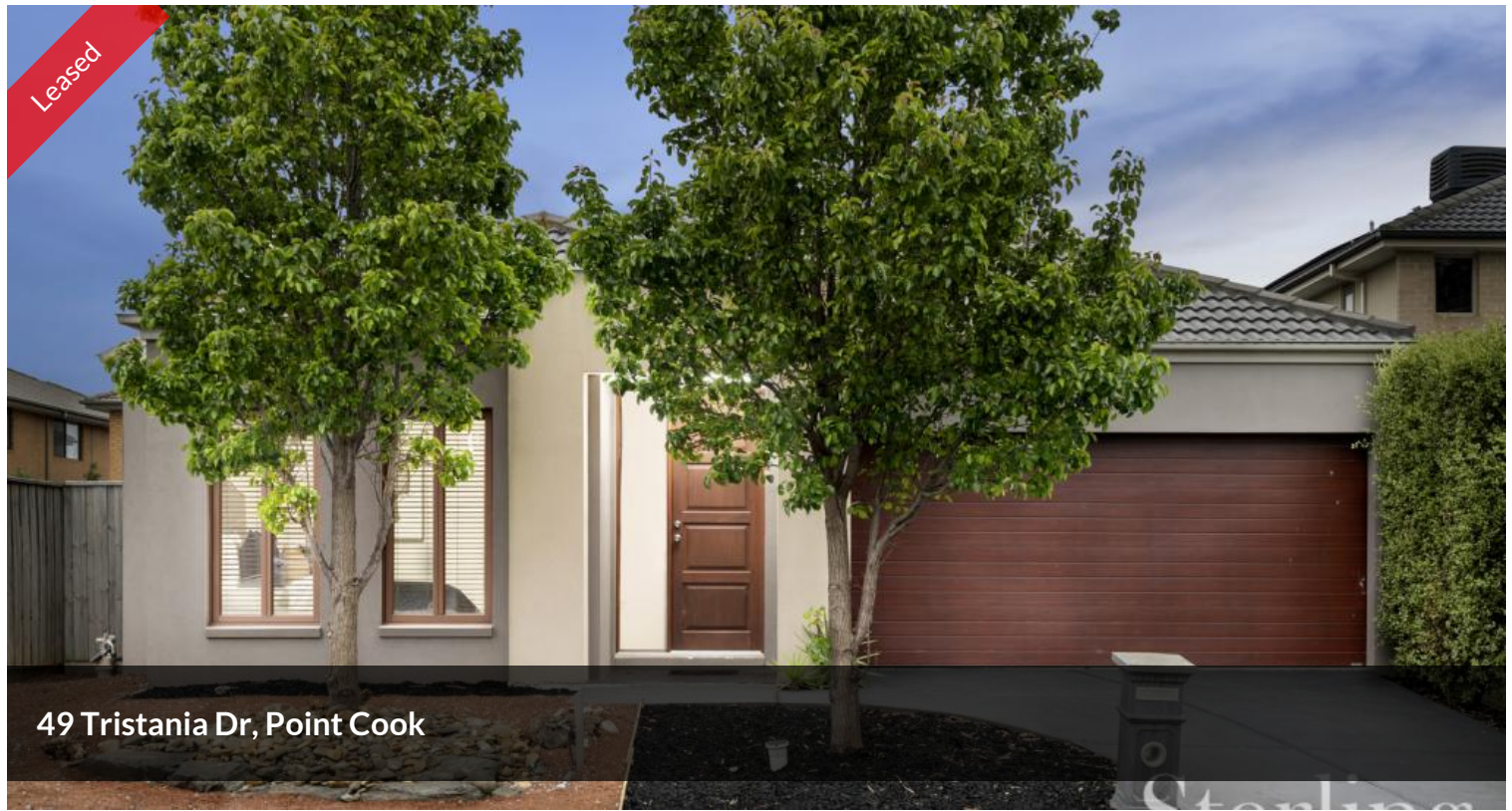


Leased



49 Tristania Dr, Point Cook



## Prime Location – Classic Beauty

Step into this single level, cleverly designed (27sq approx.) four-bedroom Metricon built property and call it home.

Upon entry you are welcomed by a light, bright hallway, gleaming floating floors and higher than standard ceiling height creating a sense of quality & sophistication.

The generously sized Master bedroom is positioned immediately to the left with the bonus of a large walk-in robe and en-suite.

Further down the wide entry hall is the first of two living areas with direct exterior access and positioned opposite a well-proportioned 4th / guest bedroom fitted with built-in robes which can also be used as a home office.

Moving through the home it opens into a large open plan kitchen / meals / living area with access to the outside through two sets of quality timber sliding doors.

The stunning kitchen boasts 40mm Caesarstone benchtops, glass splashback, 900mm stainless steel freestanding oven, stainless steel dishwasher and more than ample storage. There's plenty of dining room space that flows onto a relaxed family living area with timber and glass sliding doors leading out to the low maintenance backyard. All you will need to do is sit back, enjoy and relax.

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**Price** 550pw \$2390pcm

**Property Type** Rental

**Property ID** 983

### Agent Details

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**Sterling**  
Realty

You will find the further 3 bedrooms to the rear of the home, all with built in robes, wall to wall carpets and serviced by a central bathroom with separate bath & shower. The laundry room has plenty of storage and direct external access to the blind side of the home and the double remote-controlled garage has internal access to the home and external access to the garden.

Features include: gas ducted heating, split system cooling, downlights throughout, sheer curtains, double remote lock up garage with internal and external access and low maintenance front and rear yards.

Positioned within the popular Esperance Estate and conveniently located only a short 3-minute drive to Sanctuary Lakes Shopping Centre, walking distance to local sporting ovals, parks & public transport and located within the Saltwater P-9 College Zone.

Private Inspections only at this stage

Applications can be made prior to inspection

Available TBC - end of February 2024

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