

269 Manor Lakes Boulevard Bvd, Manor Lakes, VIC 3024

\$440 Per Week

House 3 2 1



A Modern Haven in a Prime Manor Lakes Location! APPLICATIONS

The Property

Welcome to 269 Manor Lakes Boulevard, Manor Lakes. This near new, beautifully designed three bedroom home offers a wonderful combination of modern style, comfort and everyday convenience.

Perfectly positioned close to public transport, quality schools, shopping facilities, parks and other essential amenities, this immaculate residence offers a convenient and comfortable lifestyle in the heart of Manor Lakes.

Open for Inspection

By Appointment.

The Point of Difference

- ? The generous master bedroom provides a peaceful private retreat, complete with a stylish ensuite and walk in robe. The two additional bedrooms feature built in robes and are serviced by a modern central bathroom, providing comfort and practicality for the whole household.
- ? The well appointed kitchen is designed for both functionality and style, featuring stainless steel appliances including an oven, cooktop and dishwasher. Additional features include ample overhead cabinetry, a generous pantry and a breakfast bar, making everyday meal preparation both simple and enjoyable.
- ? The open plan living and dining area provides a versatile and inviting space, creating a natural flow throughout the home and offering an ideal setting for relaxing, dining and entertaining.
- ? The backyard has been thoughtfully designed for easy maintenance and functionality, featuring a neat lawn area that provides an enjoyable outdoor space without extensive upkeep.
- ? Additional features include a secure single lock up garage with convenient internal access. Ducted heating and split system cooling provide year round comfort, ensuring the home remains comfortable throughout every season.

The Point of Interest

Situated in the highly regarded suburb of Manor Lakes, this property is conveniently positioned close to a wide range of schools, shopping, transport and recreational facilities.

The property is zoned for Ngarri Primary School and Manor Lakes P 12 College, providing access to established education options within the local community. Residents will also enjoy being just moments from Manor Lakes Shopping Centre, Wyndham Vale train station, local parks and childcare facilities. With a range of everyday amenities close by, this location offers an exceptional level of convenience and accessibility.

Disclaimer

Note. 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. Any school zoning stated based on www.findmyschool.vic.gov.au as of 07/05/2025. Identification is required on entry to all private and public

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