LJ Hooker Point Cook
Shop 2114 Main Street,
POINT COOK VIC 3030

74 Vaucluse Boulevard Bvd, Point Cook, VIC 3030

Leased - $620

House 4 2 2















Spacious Living in the Exclusive Sanctuary Lakes Community!

The Property
Welcome to 74 Vaucluse Boulevard, Sanctuary Lakes. Positioned within the exclusive gated Sanctuary Lakes community, this impressive double-storey residence offers spacious and versatile family living across four bedrooms, two bathrooms and a convenient downstairs powder room. Thoughtfully designed for modern comfort, the home features multiple living zones, a well-appointed kitchen and a generous outdoor entertaining area, complemented by landscaped front and rear gardens. With ducted heating and split-system cooling throughout, this residence combines comfort, functionality and an enviable lifestyle in one of Sanctuary Lakes' most sought-after settings.

Open for Inspection

By Appointment.

The Point of Difference
? Four generously proportioned bedrooms provide comfortable accommodation for the whole family. The spacious master bedroom offers a private retreat complete with a walk-in robe and ensuite, while the remaining bedrooms are fitted with carpet and provide excellent space for family members, guests or children.
? The well-appointed kitchen forms the heart of the main living zone and offers excellent functionality with a dishwasher, generous pantry storage and ample cabinetry. A practical breakfast bar provides the perfect setting for casual meals, while the kitchen's connection to the adjoining living and dining areas makes everyday entertaining effortless.
? The expansive open-plan living zone provides an impressive central hub for family life, seamlessly connecting the kitchen, dining and living areas with the outdoors. Generous proportions create plenty of space for relaxing, entertaining guests or enjoying quality time together.
? A second living area positioned at the front of the property provides valuable flexibility and separation, making it ideal as a formal lounge, children's retreat, home office or additional space for the family to enjoy.
? The outdoor area extends the home's living space and provides an inviting setting for entertaining, outdoor dining or relaxing with family and friends.
? Ducted heating and split-system cooling throughout provide year-round climate control, ensuring comfort across every season.
? A double garage provides secure off-street parking and added convenience, while the home's well-considered floorplan maximises both space and functionality.
? Set within a gated community, the property offers an added sense of privacy and security while providing access to the lifestyle benefits of Sanctuary Lakes.

The Point of Interest
Positioned within the highly regarded Sanctuary Lakes community, 74 Vaucluse Boulevard offers a lifestyle centred around convenience, connectivity and quality family living. Residents enjoy easy access to a range of local shopping, dining and everyday amenities, while surrounding parks, recreational spaces and established community facilities provide plenty of opportunities to enjoy the outdoors. The property's location also provides convenient access to local schools and childcare facilities, making it an appealing choice for families. Major road connections provide easy access throughout Melbourne's western suburbs and towards

Listed By
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Every precaution has been taken to establish accuracy of the information above, but does not constitute any representation by the vendor or real estate agent.