



38b Gellibrand Crescent Reservoir, VIC



### Enter the Market or Expand the Portfolio

Open for inspections at an advertised time, can take place with density limits and a cap of 30 people indoors. All attendees must be fully vaccinated, must check in using the Service Victoria app and will be requested provide proof of vaccination at check in.

People who are not fully vaccinated or do not want to reveal their vaccination status need to contact the agent to organise a way to inspect the property.

Realise your dreams of property ownership or take the leap into real estate investment with this three-bedroom home. Along with affording all the sought-after benefits of street frontage, its own driveway, and no body corporate, it's in a location you're going to love! A short stroll to Ruthven station, it's even closer to a choice of bus routes and the local cafe. Reservoir station and the bustling epi-centre of Reservoir is within an easy walk. The spacious living room rolls out through glass sliders to an alfresco space in a generous rear yard to create seamless indoor-outdoor living, while the solid timber kitchen overlooks a meals area where people will sit and chat with the chef as dinner is prepared.

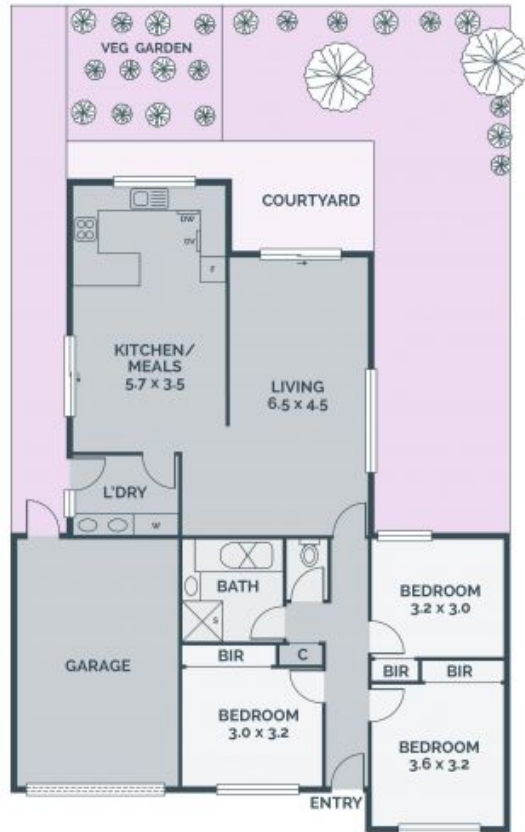
**Price:** SOLD - \$818,000



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Every precaution has been taken to establish accuracy of the information in this brochure but does not constitute any representation by the vendor or agent.



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