



6/25 Boathouse Drive CAROLINE SPRINGS VIC

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Perfectly positioned in a highly desirable location, within a short stroll to Caroline Springs Square, Lake, schools and transport, is this beautifully presented home suitable for the astute investor or first home buyer. Offering 3 bedrooms master with full ensuite and walk through robe, remaining bedrooms with built in robes, a stylish central bathroom with oversize shower, modern stylish kitchen with Caesar stone benchtops adjoins the meals area, separate study/retreat, and a large lounge room downs stairs allows separate living zones. With a lovely courtyard, side yard and a great size remote tandem car garage with internal access, other features include, 4 x split systems, stainless steel appliances, down lights, square set cornices, large balcony, views of the lake and so much more. With a potential income of \$22,000 per year this outstanding property makes for the perfect investment while receiving fantastic depreciation savings. Avoid disappointment and

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