



5, Caliche Place, Cranbourne East



630K-670K BRAND NEW HOME NO STAMP DUTY FHB

OFF THE PLAN OPTION

HOUSE IS NOT BUILD

BRAND NEW HOME IN OFFER

Q4 2025 (Expected Completion)

5 CALICHE PLACE, CRANBOURNE EAST

This description highlights a property in Cranbourne East that offers a blend of spacious living, modern amenities, and convenient location. Here's a structured summary based on the details provided:

Property Overview:

- **Location:** Nestled in the heart of Cranbourne East
- **Bedrooms:** 3 spacious bedrooms.
 - **Master Bedroom:** Includes an ensuite bathroom and robe.
 - **Other Bedrooms:** Have built-in robes.
- **Bathrooms:** 2 in total.
- **Living Areas:** expansive living area.
- **Brand New Home**

3 2 1 260 m2

Price 630K - 670K No stamp
Duty FOR FHB

Property Type Residential

Property ID 6799

Land Area 260 m2

Floor Area 169.08 m2

Agent Details

Sam Rahman - 0412300326

Office Details

Victorian House & Land Specialists
8 Universal Way Cranbourne West
VIC 3977 Australia
03 5995 3911

- **Additional Features:**

- High-quality appliances.
- Ducted heating.
- Cooling.
- Single car garage

- **Location Benefits:**

- Close proximity to amenities such as schools, medical centers, public transport, shopping center, highways, sporting facilities, cafes, and restaurants.
- Easy access to major roads including the M1 Freeway and South Gippsland Hwy.

Sale Details:

- **Chattels:** Includes all fittings and fixtures as inspected.
- **Deposit Terms:** 5/10% of the purchase price.
- **Preferred Settlement:** 30/60/90/120 days.
- **Disclaimer:** Dimensions are approximate. Prospective buyers are advised to conduct due diligence.

Conclusion: This property is positioned as an ideal family home, offering ample space, modern comforts, and a convenient lifestyle with easy access to essential amenities and transportation links. The description aims to attract potential buyers by highlighting both the property's features and its strategic location in Cranbourne East.

THIS PROPERTY HAS BEEN VIRTUALLY STAGED

PHOTO ID REQUIRED AT OPEN HOMES

DISCLAIMER: All stated dimensions in the content and photos are approximate only. Due diligence checklist:

<http://www.consumer.vic.gov.au/duediligencechecklist>. For more Real Estate contact VHLS. Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary, to satisfy themselves with any pertinent matters.

IMAGES ARE FOR ILLUSTRATION PURPOSE ONLY.

BOOK A TIME WITH SAM RAHMAN 0412300326 FOR INSPECTION

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.