



## 12 Melissa Court HAMPTON PARK

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### Excellent Investment Opportunity or Just Move in

Welcome to your perfect investment opportunity in the sought-after location in Hampton Park! This 3BR house offers 2 bathrooms, 2 toilets, 2 car carport plus a double garage, making it an ideal choice for families and astute investors alike.

Step inside to discover a home that exudes comfort and style. The open-plan living/dining area provides ample space for relaxation and entertaining guests. The well-appointed open-plan kitchen and families with gas appliances, ample storage, making it a joy to cook and socialize or optional for a 4th bedroom.

The master bedroom is complete with an ensuite and a spacious built-in wardrobe, ensuring privacy and convenience. The two additional bedrooms are equally inviting, featuring built-in wardrobes to keep your living space tidy and organized.

With two bathrooms and two toilets, morning routines will be seamless, allowing everyone to get ready efficiently. Double garage and carport offer secure parking for 4 vehicles and extra storage space for your belongings. No more worrying about street parking or storage constraints.



**Kosal Prum**

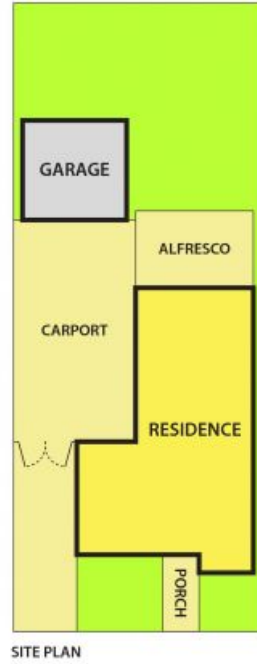
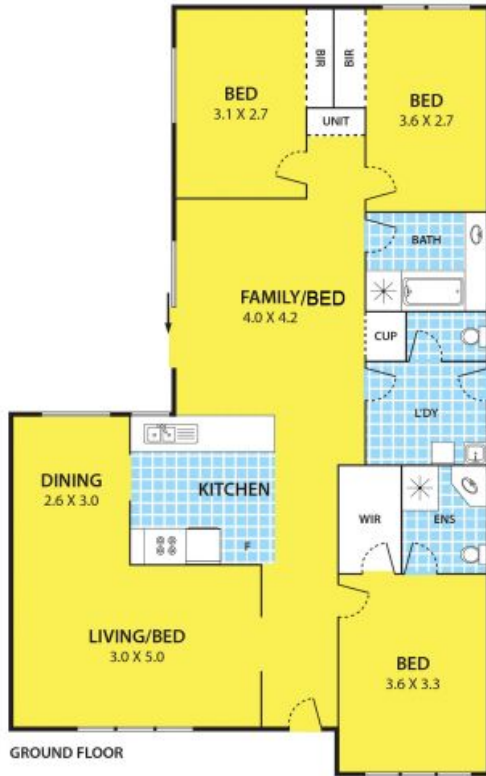
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DISCLAIMER:

Please note plans are indicative only and not drawn to exact scale.  
All dimensions are approximate