



## GARTLAND PROPERTY

### NOTICE OF ENTRY

Health and wellbeing of our clients, team and community is our priority

Please do not enter the property if you have:

Have had contact with someone suspected or confirmed with COVID-19  
Are experiencing cold or flu like symptoms  
Recently returned from overseas in the past 14 days

We ask that you please:

Use the hand Sanitiser provided  
Do not touch furniture, fixtures, fittings and any surfaces  
Respect the social distancing requirements, keeping 1.5m away from other people.



**Armstrong Creek, VIC**  
5 Creekward Drive

**4**  
BED

**2**  
BATH

**2**  
CAR

**GARTLAND**  
PROPERTY

**SOLD**

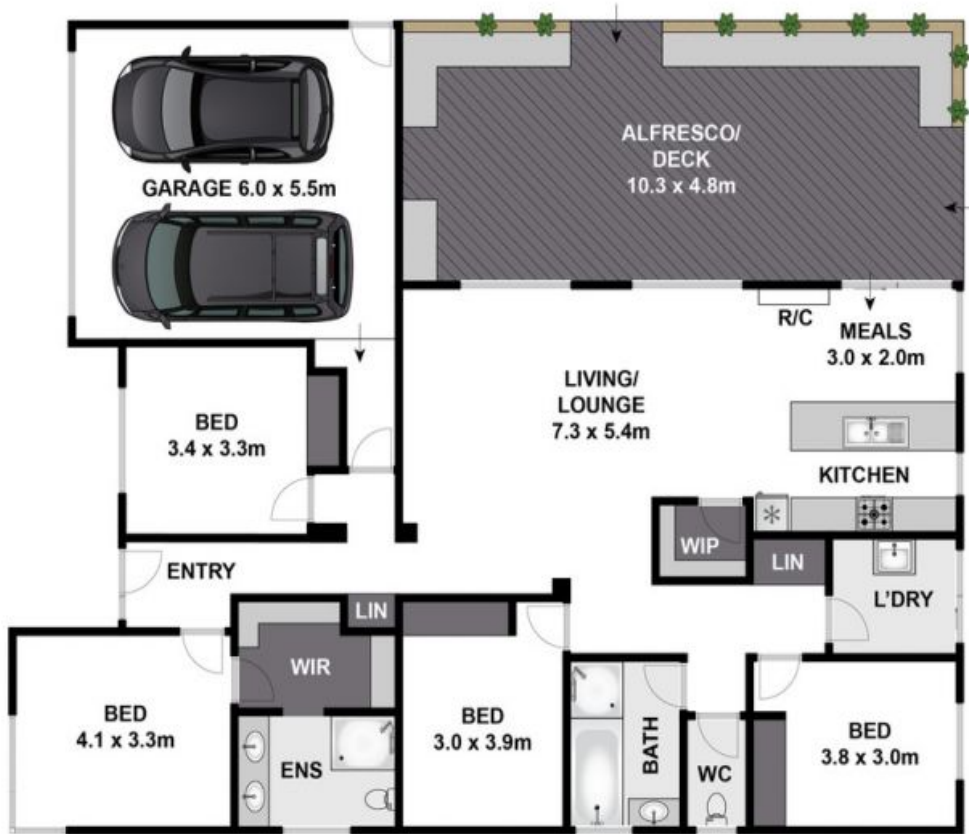
**Contact:** Nathan Ashton  
0418 566 708

**Type:** House

**Sold Date:** 16/04/2020

**<https://www.gartland.com.au>**

In terms of the modern housing estate, this is a rare find. Set on 640sqm with clear side access, this is ideal for anyone with a boat, caravan or simply requires the convenience of extra vehicle parking. The 4-bedroom home is a light open plan design that maximises the northern sun. The thoughtful design is perfect for the family, offering exceptional supervision of the rear yard from the kitchen and living area. The expansive outdoor alfresco area is accessed directly off the kitchen/ meals zone, boasting exceptional indoor & outdoor living options. The generous master bedroom features a walk-in robe & ensuite, and the remaining bedrooms offer built in robes. The contemporary colour scheme is complemented by a number of additional features including floor to ceiling tiles in the bathroom; spacious walk in pantry and stone benches in the kitchen; ducted heating and a split system. The location within the estate is extremely private and within walking distance to the major amenities, including 200m to sporting fields, 300m to the Primary school and a little over 750m to the shopping centre.



GROUND FLOOR



SITE PLAN

Approx House Area 189m<sup>2</sup>  
 Approx Land Area 639m<sup>2</sup>

While [bsrm.com.au](http://bsrm.com.au) has made every attempt to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only.



## 5 Creekward Drive, Armstrong Creek

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Plans shown are only indicative of layout. Dimensions are approximate.

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