

**1/10 Epstein Street, Reservoir, Vic 3073**

**Nelson Alexander**

**Townhouse For Sale**

Thursday, 9 May 2024

1/10 Epstein Street, Reservoir, Vic 3073

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Townhouse**



Michelle Portelli  
0394785000



Jordan Kynigopoulos  
0394785000

## **Auction \$600,000 - \$650,000**

In a thriving Reservoir neighbourhood with Edwardes Lake Park at the end of the street, this contemporary townhouse presents an outstanding low-maintenance lifestyle opportunity. Ready to simply move in and start living, the home's luminous interior comprises two bedrooms (large main with WIR) both complemented by a stylish bathroom with stone-top vanity and two separate WCs – one on each level. The open-plan living/dining area provides the perfect place to relax and is accompanied by a stone-bench kitchen with soft-close cabinetry, stainless-steel cooking appliances and dishwasher. Ducted heating, split-system air conditioning, high square-set ceilings and timber floors all add to the allure, along with an alarm system, double blinds and full-size laundry. Completing the picture is a wonderfully private rear courtyard to enjoy and sizeable front garden (all on title), plus a remote-control garage with internal entry. 5 minutes drive to Reservoir Station, bus stop around the corner, it's also close to Edgars Creek Wetlands, popular schools and kinder/childcare facilities, as well as easy access to local cafes & Edwardes Street's vibrant shopping precinct.