

1/169 Broadway, Reservoir, Vic 3073

Rata & Co.

Townhouse For Sale

Wednesday, 29 November 2023

1/169 Broadway, Reservoir, Vic 3073

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Type: Townhouse



George Ioannou
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AUCTION Sat 23 Dec 2:45pm

Boasting a commanding street presence, located in the heart of Reservoir, within walking distance to Reservoir Train Station, Broadway shops and so much more, this townhome welcomes a new buyer to nest or invest. From ground level, you will enjoy a formal lounge that could be easily converted to a home office or guest bedrooms, plus added convenience of a separate laundry and double lock up garage with storage. Moving upstairs to the main living area, the open plan provides a spacious living and dining area with integrated modern kitchen that features stone benches stainless steel appliances and dishwasher. The generous sized balcony provides loads of natural light to filter in, and bedroom on this level boasts an ensuite and walk in robe. Step up to the third level and enjoy two additional bedrooms both with their own ensuites and robes, plus a spacious retreat that provides additional living. Featuring quality fixtures and fitting, high ceilings, downlights, timber flooring, split system heating and cooling and so much more. An outstanding opportunity for home owners and investors to realise a unique real estate dream. Act now to avoid disappointment. PHOTO ID REQUIRED Due diligence checklist - consumer.vic.gov.au/duediligencechecklist Privacy Policy and Privacy Collection Notice - rataandco.com.au/privacy-policy Material Facts - please refer to the contract of sale and vendor statement for any/all material facts. Land size sourced from land.vic.gov.au. This document has been prepared to assist solely in the marketing of this property. While all care has been taken to ensure the information provided herein is correct, Harcourts Rata & Co takes no responsibility for any inaccuracies. Accordingly all interested parties should make their own enquiries to verify the information, including and not limited to land size.