

**1/26 Royal Avenue, Glen Huntly, Vic 3163**



**Unit For Sale**

Friday, 29 March 2024

**1/26 Royal Avenue, Glen Huntly, Vic 3163**

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Benjamin Dax  
0408560790



Bunie Carthew  
0411306292

## **\$800,000 - \$850,000**

Fronting the group with its own private driveway, this well-presented unit is an ideal low maintenance base just down from the station. A great first home or perfect downsizer, it is also an exciting investment with huge upside potential. Enjoying leafy outlooks to the sustainable native front garden, the light-filled accommodation has been freshly painted and features a generous lounge with both heater and air-conditioner to ensure absolute comfort throughout the year. The kitchen is also very spacious and with stainless steel appliances including a Miele dishwasher, it also offers space for casual meals that gives way to the laundry and a low maintenance patio beyond. Two of the three bedrooms are extremely well-proportioned, the master boasting a stretch of fitted wardrobing. A bright bathroom with handy separate WC is also on offer along with ample hallway storage, while a lock-up garage wraps up the package. A great foundation for some easy cosmetic updates, the home is just metres from the station, trams & buses and close to cafes & shops along with Glen Huntly Primary School. We donate a portion of our fee from every property transaction to the Woodards Foundation to support people experiencing homelessness, family violence and social isolation.