

**1/41-43 Brownfield Street, Mordialloc, Vic 3195**



**Sold Unit**

Friday, 3 November 2023

1/41-43 Brownfield Street, Mordialloc, Vic 3195

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Lilly Clarke  
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Jo Barclay  
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**\$740,000**

Right at the front and right on the money with its valuable third bedroom, garden outlooks and prized position, this sparkling freshly painted unit is one that will shout out to the full range of buyers. Dishing up appeal for young buyers & investors wanting to buy into a premier location, it also offers the ease & accessibility needed by downsizers. Wide and welcoming, the living and dining room is flooded with natural light and flows easily into the modern kitchen where sparkling appliances and a relaxed breakfast bar are quality highlights. Out through the laundry, a private alfresco deck and mod-grass garden is a leafy & lovely space to entertain outdoors. The master bedroom is a very generous double which along with the second double bedroom offers fitted wardrobes - at the other end of the floorplan, the third bedroom is equally accommodating and can be closed off from the living area thanks to a very luxe oversized barn door. With a contemporary bathroom & separate WC, along with the comfort of evaporative cooling and split system heating, this attractive low maintenance gem also provides a lock-up garage with fabulous extra storage. Just a couple of doors to Warren Road's cafes, shops and bus stops, within moments of Parkdale Plaza and an easy trip to Mordialloc's Main Street restaurants, this exciting package is zoned for Parkdale Secondary College and a quick trip to the beach for endless summer fun.