

**1/45 Andersons Creek Road, Doncaster East, Vic
3109**



Townhouse For Sale

Tuesday, 27 February 2024

1/45 Andersons Creek Road, Doncaster East, Vic 3109

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Type: Townhouse



Tony Tuccitto
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Rod Yan
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\$1,400,000 - \$1,500,000

Property located on Service Road. For a home that doesn't compromise on house size but minimizes any garden upkeep, this fantastic townhouse delivers. Placed on a service lane with its own driveway and frontage, and in a key location with zoning to Milgate and Our Lady of the Pines Primary Schools plus the coveted catchment area for East Doncaster Secondary College. Offering excellent proximity to expanses of parkland, trails and nearby shopping hubs. Zoned with a formal living and dining area to enjoy dinner parties and special celebrations plus a central kitchen/meals area for more casual affairs. Timber cabinetry is paired with granite benchtops and stainless steel appliances incl gas cooktop and dishwasher. Accompanied by a sunken family room or head outside to an utterly private courtyard with rear (plus internal) access to a remote double garage. Upstairs accommodates three bedrooms, BIRs, that include a master suite with walk-in robe and ensuite with a relaxing bath. In addition to a main bathroom with separate toilet plus an open/study retreat and built-in storage. Adding to the allure for a growing family is a downstairs guest/2nd master with semi ensuite access to a bathroom with double basin. Fitted with gas ducted heating throughout, 3 x split systems cooling, hardwood polished floors, laundry and linen storage. This treed pocket is minutes to The Pines Shopping Centre and a network of city, private school and airport services. Close to Donburn shops and cafes and an easy 10 minutes drive to Westfield Doncaster and its premium selection of shopping and dining. Close to Mullum Mullum Trail and Stadium, Zerbes Reserve and nearby Ruffy Lake Park, along with several local pocket playgrounds and Warrandyte's River walks. Well placed for Carey Baptist GS and Donvale Christian College. Close to the freeway and Eastlink connections. Live here or lease out to a family in this popular location.