

# 1/5 Moira Road, Kilsyth, Vic 3137



## Unit For Sale

Tuesday, 6 February 2024

1/5 Moira Road, Kilsyth, Vic 3137

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 472 m2**

**Type: Unit**



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**\$740,000 - \$790,000**

Presenting the pinnacle of low maintenance contemporary living in a prime location at the fore of a small cluster of boutique homes. This fully renovated single level home offers a seamless lifestyle, multiple living options bathed in natural light, and a fabulous decked alfresco primed for entertaining. The broad appeal will surely attract professionals, young families, downsizers or astute investors. The comfortable floor plan unveils a bright and spacious family room that delivers a rich ambience with resurfaced hardwood floors that flow onto the open plan meals and elegant kitchen. Crisp white cabinetry with brushed black fittings, stainless steel appliances, soft close drawers and replica timber benchtops create a zone to inspire culinary indulgence. Additional space is cleverly achieved through an extended living room that boasts attractive 800 x 800mm floor tiles, an abundance of glazing and an effortless union to the expansive open-air sundeck and private garden for leisurely BBQs and parties. A sleek, on-trend central bathroom flaunts crisp white subway tiling and striking brushed black metal fittings, bringing an edgy luxury to the three well-proportioned, freshly carpeted, robed bedrooms. Flexibility is exceptional with the addition of private external access to the sunroom/living room, creating a potential area to run a small-scale home business. Further inclusions; ducted gas heating, reverse split system, ceiling fans to bedrooms, luxury laundry and an enclosed double carport with rear garden support. Ideally located for various schools, including walking distance to Kilsyth Primary School and moments from St Richard's and Pembroke Primary Schools. Close to Yarra Hills Secondary, Oxley and Mt Lilydale Colleges. Handy to Churinga shopping hub, Croydon Main Street cafes/bars and Eastland. Moments to Hansen Park and the Elizabeth Bridge Reserve and wetlands, sporting facilities including numerous golf courses. Effortless connections to public transport and freeways.