

1/6-8 Warriën Road, Croydon North, Vic 3136



Unit For Sale

Monday, 8 January 2024

1/6-8 Warriën Road, Croydon North, Vic 3136

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 252 m2

Type: Unit



Warren Paas
0411558994



Laura Geddes
0411505493

\$700,000 - \$770,000

GRAND OPENING - Sat 13 Jan 10:00am- 10:30am A short walk from Warriën Reserve, be warmed by a charmingly frontage and quaint complex, with the convenience of having Croydon's quality amenities at arm's length, this sweet garden-framed unit offers a wonderful lifestyle of comfort and contentment. In great original condition, the home is move-in ready, yet it also presents the opportunity to enhance to one's liking. It comprises a spacious, light-immersed lounge and dining room for unwinding or gathering with loved ones, a well-equipped kitchen for easy cooking, plus a rare second living/meals area for enjoying one's tasty creations. Open the sliding door from the meals area and the transition to outdoor entertaining is effortless in the private courtyard, featuring a covered deck with shade awnings. Three bedrooms with built-in wardrobes provide comfortable accommodation. The largest of the bedrooms boasts a walk-in wardrobe and an ensuite, while the other rooms share a communal bathroom with a bathtub, shower, vanity and a separate toilet. The laundry offers handy storage options and provides easy access to the deck, which descends to a clothesline. Ducted heating, evaporative cooling, linen press storage, external security shutters and a remote double garage with internal access complement the home, making it an attractive acquisition for low maintenance lifestyle seekers and investors. Resting at the foot of Birt's Hill, the home is situated within walking distance to bus stops, Warriën Reserve, kindergartens and childcare centres. Only a few minutes further to Croydon and Good Shepherd Primary Schools, Luther and Oxley Colleges, Yarra Valley Grammar, Croydon Central Shopping Centre, Croydon Main Street and Train Station, Chirnside Park Shopping Centre, Eastland and EastLink. Noel Jones Real Estate has taken every precaution to ensure the information contained herein is true and accurate, however accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.