

**1/80-82 Ellendale Road, Noble Park, Vic 3174**

**AREA SPECIALIST**

**Sold Unit**

Monday, 18 March 2024

1/80-82 Ellendale Road, Noble Park, Vic 3174

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



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**\$540,000**

Its Addressed: Situated in a great location, this townhouse is just a short stroll away from Harrisfield Primary School, making it an excellent choice for families. It falls within the catchment area of Noble Park Secondary College, and the 800 bus stop is just around the corner. Also, the South Eastern Private Hospital is just a short drive away. A thriving employment hub is moments away, and with a desirable North-Easterly orientation, buyers can enjoy natural light and warmth. This townhouse stands, vaunting a sunny corner position. The bold red brick finish instils character to the exterior. Neat landscaping with a shrub border enhances the appeal. Large muntin windows invite natural light, and the illuminated portico welcomes you home. The home is presented with a clever open-plan layout. Floating timber-look floorboards create a modern atmosphere throughout the living spaces. There's a separate powder room for guests, adding to the practicality. Stay comfortable year-round with split-system air conditioning, ducted heating and evaporative cooling. There is visitor parking available, and you have your own single lock-up garage. A study nook offers a dedicated space for work or study. Sheer curtains and roller blinds provide privacy and light control. Finally, the private courtyard is a peaceful outdoor space, complete with lawn and pavers. The kitchen boasts 40mm speckled black stone countertops, stainless steel appliances including a dishwasher, an electric oven and a gas burner cooktop. A gooseneck veggie-spray mixer is functional and stylish. The matte-finish cabinetry complements the overall aesthetic. Upstairs, two well-sized bedrooms offer comfort with plush carpet and built-in robe storage. The main bedroom adds sheer curtains and air conditioning for extra comfort. The bathroom is well-presented in its original finish, featuring mid-height wall tiles, spindle tapware, and a tiled hob bathtub. Contact us today for more information and to arrange an inspection.

Property specifications:

- Two bedrooms, open living space, private courtyard
- Easy-maintenance yards and single lock-up garage
- Heating, cooling, LEDs, curtains and blinds
- Parking space for visitors
- Central location

For more Real Estate in Noble Park contact your Area Specialist. Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary, to satisfy themselves with any pertinent matters.