

**1/9 Dobson Street, Ferntree Gully, Vic 3156**



**Unit For Sale**

Tuesday, 30 April 2024

1/9 Dobson Street, Ferntree Gully, Vic 3156

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 470 m2**

**Type: Unit**



Paul Scott

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Narek Kechichian

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## **Auction (\$690,000 - \$750,000)**

**THE PROPERTY** Enjoying a wonderfully convenient location and multiple living zones, this beautifully presented three-bedroom unit is a delightful hideaway in a highly sought-after position close to schools, shops and parkland. Resting at the front of a peaceful block of two, the inviting front porch welcomes you inside, where the light-filled living and dining zone is enhanced by bay windows with a leafy outlook. Flowing through to the central skylit kitchen, the resident chef will delight in the quality appliances and abundant storage, with a servery window providing connection with the spacious family room, while the expansive rumpus at the rear offers further valuable versatility and space for families. Three bedrooms all include built-in robes and are serviced by the chic bathroom, with a dedicated laundry, study nook, covered verndah, heating and cooling, and carport with remote rear roller door adding further value and appeal.

**THE FEATURES**

- Spacious & inviting three-bedroom, one-bathroom unit
- Multiple living zones throughout including large rumpus
- Three plush bedrooms all complete with built-in robes
- Chic family bathroom with vanity, shower & toilet
- Tranquil covered verandah deck overlooking backyard
- Off-street parking plus rear set carport with remote roller door
- Heating and cooling for all-seasons comfort
- It is as a separate unit (The street front of just 2 homes) with no body corp.
- There is a separate toilet.
- Easily park extra two cars at the front of the property

**THE LOCATION** Ideally situated in a peaceful street within walking distance of local schools including Kent Park Primary and Fairhills High School, mere minutes away from Mountain Gate Shopping Centre and Westfield Knox, and within easy reach of an array of parkland, Eastlink and the Monash Freeway.

On Site Auction Saturday 25th of May at 9:30am