

# 1 Birkley Court, Noble Park North, Vic 3174



## House For Sale

Friday, 26 April 2024

1 Birkley Court, Noble Park North, Vic 3174

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 626 m2

Type: House



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## **Auction (\$800,000 - \$880,000)**

This timeless home is filled with character and style, featuring arched walkways and stunning timber floors. It's the perfect home for first home buyers, investors or those looking for a greater backyard space. Situated close to schools and shops, this home is the ideal family oasis. Nestled on 626 sqm (approx) this gorgeous home greets you in a wide entry hall. To your left the first bedroom is situated followed by the Master bedroom. The master bedroom features a ceiling fan for comfort, spacious walk in robe which then flows on into the master ensuite. Although small the ensuite has a spacious shower, sink and Toilet. Immediately to your right as you enter the home, a large living space flows on to the dining, meals and then kitchen. The living space has a wall heater, and connects to adjacent spaces via glass sliding doors. The dining area connects the Pergola to the home creating the perfect centralised space for gatherings with family and friends. The kitchen features wooden cabinetry, striking white benchtops, Gas cooktop, electric oven and double sink. Adjacent to the kitchen is the spacious laundry with access into the rear garden. In the main hallway access to the third bedroom, main bathroom and separate WC are all located. The main bathroom features white tiles, single vanity, bathroom and shower. Outside, the pergola looks over the low maintenance garden. A storage shed is located in the back corner for additional storage. A vehicle access gate separates the front and backyard and a single car carport sits separate to the property halfway up the long driveway. Features: • Beautiful wood flooring • Freshly Painted • Arched walkways • Airconditioner in Meals • Gas Heater in Family room • Wooden cabinetry and white benchtops in kitchen • Gas cooktop and electric oven. • Laundry with outdoor access • Spacious low maintenance garden • Pergola • Storage Shed • Single car port • Vehicle access gate to backyard • Main bathroom features shower bath and vanity with face level storage • Master walk-in robe and ensuite featuring vanity shower and toilet. • Separate WC • Ceiling Fans in all three bedrooms Location: Beyond the home, the property is situated in a prime location within Noble Park North. You will be within walking distance to Waverley Gardens shopping center, Nazareth College, Bus stops and Parklands. Within mere minutes you will find yourself with outbound and inbound access to the Monash Freeway and Princess Highway. Also nearby, Springvale home make center, springvale shopping center Springvale train station, Nobel park train station, Mulgrave primary school, Carwartha College and Silvertown Primary School are in close proximity for convenience. On Site Auction Saturday 18th of May at 10am