

**104/94 Cade Way, Parkville, Vic 3052**

**Townhouse For Sale**

Friday, 5 April 2024

104/94 Cade Way, Parkville, Vic 3052

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Townhouse**



Jason Sharpe  
0438847700



Vicki Sunbul  
0393441000

**\$530,000 - \$570,000**

Nestled in a quiet residential nook tucked away off the iconic green spaces of Royal Park, this first floor, two bedroom modern residence opens out to a large private balcony set amongst treetops, offering a serene space just a stone's throw from the city. Set in a secluded boutique building, the residence opens into a central living/dining area filled with light, which opens out to a balcony that's perfect for both playing host or just taking a break. The kitchen is highlighted by a gleaming mirrored splashback and stainless steel appliances (dishwasher, oven, gas cooktop). Ascend upstairs to find a primary bedroom boasting mirrored robes and a shower ensuite, a second BIR bedroom, and a pristine central bathroom. Further features include a home office, Euro laundry, large under stairs storage, split-system heating/cooling, and a secure garage car space. Inhabiting a quiet corner of Parkville, with playgrounds and parklands at your door, the superb location promises a unique inner Melbourne lifestyle filled with greenery. Stroll to walking trails, wetlands, Melbourne Zoo, trams, trains, Barkly Square retail and Sydney Road cafés and restaurants. We donate a portion of our fee from every property transaction to the Woodards Foundation to support people experiencing homelessness, family violence and social isolation.