

# 11 Cabena Street, Donvale, Vic 3111



## Sold House

Friday, 24 May 2024

11 Cabena Street, Donvale, Vic 3111

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 653 m2

Type: House



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## Contact agent

**OPPORTUNITY.** Surrounded by homes of similar heritage and integrity, this classic brick beauty on approximately 653sqm, exudes a nostalgic familiarity. Lovingly cared for by the one family, it now invites a new generation to write the next chapter of its story. **PROPERTY.** Perfectly preened from the outside-in, the home is embraced by rose gardens and features a functional internal floorplan. A spacious lounge room greets you within, complemented by a dining area and an updated kitchen, complete with all the essential appliances, stone splashbacks and benches, plus a box bay window. Three bedrooms with built-in wardrobes line a central corridor, serviced by separate bath and shower rooms. The main bedroom has two sets of built-in wardrobes and ensuite-effect access to the shower room. Out in the backyard, a covered alfresco area beckons, resting alongside a secure, child and pet-friendly garden. Extras include ducted heating, split system air conditioners, a double-door linen press cupboard, a clothesline and a remote double garage. **LOCATION.** The property's position provides a superb lifestyle for its future occupants, situated within walking distance to Aranga Reserve with its playground and fenced dog park, Koonung Creek Trail, bus stops, Warekila Preschool, Heatherwood School and Donvale Primary School. Only a few minutes' commute to Tunstall Square, Westfield Doncaster, The Pines Shopping Centre, Mullauna Secondary College, Donvale Christian College, Whitefriars College, Marcellin College, Doncaster Park & Ride and the Eastern freeway. **DETAILS.** Land size: 653sqm (approx.) Zoning: Manningham City Council - General Residential Zone - Schedule 1 (GRZ1) School Zone: Donvale Primary School and Mullauna Secondary College