

**11 Dobell Street, Blackburn South, Vic 3130**



**House For Sale**

Tuesday, 19 March 2024

**11 Dobell Street, Blackburn South, Vic 3130**

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 2**

**Area: 611 m2**

**Type: House**



Natalie Visic

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## **AUCTION THIS SATURDAY AT 11AM**

Charming the senses with its classic characteristics and family-friendly design, this beautifully maintained home sits on 600sqm approx. and presents a peaceful lifestyle with the perfect balance of indoor and outdoor space. Pristinely presented and modernized over the years, the home's dimensions commence with a decked entry porch that flows through to a welcoming entry foyer and spacious lounge room where a built-in fireplace warms winter nights. Glistening polished floorboards continue through to the adjacent dining zone and updated kitchen boasting excellent storage, glass splashbacks and double sinks, while the sunroom is equipped with a laundry space and study area. Stepping outside, a covered alfresco zone caters for your entertaining desires and extends out into the manicured backyard with fruit trees and well-maintained vegetable gardens. Meeting the family's accommodation needs are four bedrooms, complete with a main bedroom boasting wall-to-wall built-in-robies, accompanied by a renovated bathroom with toilet and separate 2nd toilet. Restumped for peace of mind, the home also includes an updated ducted heating unit, air conditioning unit, high ceilings, security shutters, garden shed plus a lock up 2-car carport with remote control roller door and access through to a workshop. Nestled in a delightful pocket, meters from Orchard Grove Primary and Orchard Grove Reserve, whilst close to Forest Hill College, Emmaus College, PLC, Deakin Uni, Burwood One Shopping Centre, Forest Hill Chase, Blackburn Lake Sanctuary, buses, trams and trains. Photo ID required at all open for inspections.