

**11A Laity Street, Richmond, Vic 3121**



**Sold Townhouse**

Monday, 14 August 2023

11A Laity Street, Richmond, Vic 3121

**Bedrooms: 3**

**Bathrooms: 3**

**Parkings: 2**

**Type: Townhouse**



Trent Stewart  
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Luke Schickerling  
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**\$1,280,000**

With impressive frontage to a quiet and convenient Richmond streetscape, this contemporary prize offers an exclusive modern lifestyle with superb space and sunlight. Emphasising clever function and outstanding quality, a pristine interior spans a trio of light filled levels, with private ensuites, spacious robes, and acoustic treatment enhancing three sizeable bedrooms. Flexible by design, a generous lower guest room doubles as an ideal office, while two substantial upper bedrooms afford elevated outlooks. Enjoying seamless flow, an open middle floor sees broad living and dining zones merge with a north facing entertainer's terrace, together served by a stone top kitchen with stainless gas top, Neff steam oven, and Miele dishwasher. Highlights include a 3.33kw solar energy system, smart Hills Home Hub, heating/cooling, hardwood floors, double glazing, video intercom, European laundry, and two car garage with secure access via Lincoln Street. Metres from Victoria Street, Church Street, and Bridge Road shopping and culinary scenes, it's an easy walk to Richmond High School (zoned), scattered cafés, Citizens Park, city trains and trams, and Victoria Gardens Shopping Centre.