

**12 Elderwood Avenue, Truganina, Vic 3029**

**THE ELEET**

**House For Sale**

Wednesday, 29 November 2023

12 Elderwood Avenue, Truganina, Vic 3029

**Bedrooms: 4**

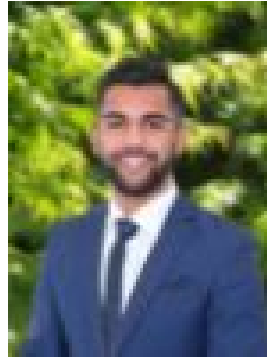
**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Sachin Khera  
0433110100



Noel George  
0433980100

## Contact Agent

Sachin Khera once again invites you to this mesmerising family home in the sought after Allura estate of Truganina. So get ready to be impressed by the unique, quality and sophisticatedly presented residence situated in the prime vicinity of Doherty's Creek School Zone. This meticulously built house will sway you at the outset, with its elegant design, its aesthetic appeal and its sheer virtuosity in space usage. The stunning sliding door opens to a private oasis of exceptional outdoor entertainment space. Crafted from a selection of materials and attributes, these fastidious owners had only the best intentions in mind to create a beautiful family lifestyle that is now available for the next lucky owner. This home will appeal to all families with its practical design that invites entertaining and easy living combined with its ultra-convenient location which enjoys seamless access to all major amenities. Whether you are looking for shopping and entertainment, schools and childcare, or a sports team to cheer for, you'll find everything right outside your doorstep. Located walking distance from Doherty's Creek School, Truganina P-9 College, St Clare's Catholic Primary School. Within close proximity to this fantastic home is also Westbourne Grammar School and Al-Taqwa school. Yara Childcare Centre, Truganina East Early Years Centre, Sports amenities, park land, a huge dog park, Wyndham Village Shopping Centre and Tarneit central shopping centre are other amenities and facilities that are situated nearby, this is the perfect choice for those who seek luxury and comfort!!! Overall, the residence is equipped with quality fixtures and fittings throughout and is beautifully presented that is guaranteed to impress the owners and visitors alike. Offering an impressive resume of features include: # Master bedroom with walk in robe and ensuite. # Additional 3 decent sized bedrooms with built in robes. # Kitchen with stainless steel cooktop and dishwasher. # 900 mm Stainless Steel Appliances # Spacious second private living/potential theatre room. # Ducted Heating & Evaporative Cooling System # Double Garage With Remote & Rear Access. # Floor coverings with Laminate Flooring and carpets in rooms. # Spacious and secure backyard that is low maintenance. # Sliding door. # Stunning Sheer Curtains and much more. Don't miss out on this dream opportunity !!! YES your friendly agent's are back with another Masterpiece please Call Sachin Khera on 0433 110 100 or Noel George on 0433 980 100 to arrange an inspection. DISCLAIMER: All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Please see the below link for an up-to-date copy of the Due Diligence Check List: <http://www.consumer.vic.gov.au/duediligencechecklist>