

**123/16-24 Box Forest Road, Glenroy, Vic 3046**



**Retirement Living For Sale**

Monday, 3 June 2024

123/16-24 Box Forest Road, Glenroy, Vic 3046

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Retirement Living**



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**\$290,000**

This established two-bedroom home boasts open-plan living with raked ceilings and contemporary downlights, creating a light-filled and airy atmosphere. Enjoy the easy-care hybrid timber flooring throughout, ensuring a seamless and stylish look, while the main living area is equipped with both split-system air-conditioning and a gas floor heater for year-round comfort. The updated kitchen boasts a new double sink, fresh white subway tiles, and modern tiled flooring, complemented by an electric wall oven and an inbuilt gas cooktop. Two carpeted bedrooms with built-in robes are located at the rear, while the single bathroom features a separate toilet. The property includes shade awnings for the front and rear windows and a fully fenced backyard surrounded by mature trees. Additional features include an internal laundry, linen storage, and a paved outdoor clothesline. Relax in the covered alfresco area behind the enclosed carport, or enjoy the view of the established garden from the front patio.

Home Features:

- Two carpeted bedrooms with built-in robe to rear of the home
- Single bathroom with separate toilet
- Open plan living with raked ceilings and modern downlights
- Front patio
- Hybrid timber flooring throughout
- Split system air-conditioning unit and floor heater to main living
- Roller blinds and sheer curtains throughout
- Updated kitchen, new double sink, subway tiled splash back and tiled flooring
- Electric wall oven and inbuilt gas cooktop
- Internal laundry, linen storage, paved clothesline
- Covered alfresco to rear of carport
- Shade awnings to front and rear windows
- Fully fenced backyard, surrounded by established trees
- Single enclosed carport with remote access

Federation Village Glenroy presents an exquisite 15 acre, peaceful and pristine community. Set across 15 acres of landscaped grounds, Ingenia Federation Glenroy is a peaceful community of well-maintained streets studded with small parks, centred around a stunning community centre, outdoor swimming pool and bowling green. The perfect place for those who love connection and activity. Proudly owned and operated by leading Ingenia Communities, Ingenia Federation offers a relaxed and connected lifestyle among like-minded people. You can live life on your own terms, whether that means getting involved in village life and the local community, making time for family and friends, or enjoying the privacy and comfort of your low-maintenance home. For many of our residents, downsizing to a lifestyle community frees up more time to enjoy all the above and more. Living among people at a similar stage of life means opportunities for friendship and connection are always close at hand, and there's a vibrant social calendar of events, activities and interest groups to bring the community together. This property falls under the Residential Tenancy Act 1977, when purchasing you sign into a 90-year land lease. This advertisement is for the dwelling only which is in an Independent Lifestyle Village.\*Price is based upon owning your own home and entering into a site agreement for a weekly fee.