

**14 Kenyan Avenue, Clyde, Vic 3978**



**House For Sale**

Thursday, 9 November 2023

14 Kenyan Avenue, Clyde, Vic 3978

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Madhawa Hewawasam  
0426659974



Aman Dhanoa  
0421803383

**\$729,000 - \$769,000**

Upon entry, this light and bright spacious family home flows down a central hallway and features access to the secluded master suite with large walk-in wardrobe and ensuite. The additional lounge and study nook is positioned perfectly to service the masters of the home and creates a secluded space to relax. Continuing down, the property flows to the open plan living and dining area and features views and access to the low maintenance backyard, perfect for watching the kids or pets play! The heart of the home overlooks the open plan living and dining and features quality finishes with stone benchtops and stainless-steel appliance as well as ample storage with a hidden walk-in pantry, ideal for storing the extra appliances and everyday mess! Adjacent to the living and dining, the additional two bedrooms with built-in wardrobes are located down an additional hall with access to the main bathroom and powder room. The home is complete with a final/fourth bedroom with built in wardrobe, positioned central to the home perfect to cater to the guest of the home and a large laundry with dual access and ample storage throughout.

- Open Plan Living and Dining
- Kitchen with Breakfast Bar, Stainless-Steel Appliances and Walk in Pantry
- Additional Living with Study Nook
- Master Suite with Walk in Wardrobe and Ensuite
- 3 Bedrooms with Built in Wardrobes
- Large Main Bathroom and Powder Room
- Laundry with Dual Access and Ample Storage
- Low Maintenance and Fully Fenced Backyard
- Ducted Heating and Evaporative Cooling
- 2 Car Garage with Dual Access

Located in the stunning Eliston Estate, this property is surrounded by many amenities for a growing family and within close proximity to future development and only a short drive to:

- Future Development of Major Shopping Centre and Station
- Shopping on Clyde (Coles, Chemist, Medical Centre, Restaurant and Cafes)
- Within 300m from Pump House Crescent Reserve Playground
- Eliston District Park Playground & Outdoor Gym
- Clyde Recreation Reserve
- Clyde Secondary College
- Clyde Creek Primary School
- Clyde Primary School
- Rothschild Reserve Playground
- Bella Vista Gardens with 8t Wheelbarrow Sculpture
- Clyde Skatepark & Ashtead Street Fenced Dog Park
- Bus Stop (897)
- Selandra Rise Shopping Centre (Woolworths, Beauty & Hair Salons, Dentist, Restaurant)
- Cranbourne Shopping Centre (Kmart, Banking, Restaurants, Retail, Chemist and More)

Call Madhawa Hewawasam 0426 659 974 or Aman Dhanoa 0421 803 383 to schedule a private inspection for you to flow through the house at your own pace with no distractions and feel all this home has to offer. **\*\*PHOTO ID REQUIRED UPON INSPECTION\*\***