

**15 Altitude Street, Mount Duneed, Vic 3217**

**GARTLAND**

**Sold House**

Saturday, 16 September 2023

15 Altitude Street, Mount Duneed, Vic 3217

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 448 m2**

**Type: House**



Will Ainsworth  
0438299001



Tom Luxton  
0407887148

**\$690,000**

This residence presents the perfect union of spacious and low-maintenance living. You'll love that the layout showcases generous proportions throughout, with both living zones ideally positioned to maximise the northern light. The lounge inspires you to sit back and relax, while the open plan living/dining/kitchen zone flows onto the covered alfresco area. Surrounded by mature hedges for privacy, this tranquil outdoor setting is the perfect place to enjoy lazy weekends or alfresco dining during the summer months. The kitchen is beautifully appointed with stone benchtops, a built-in pantry, and stainless-steel appliances (dishwasher and 900mm oven/gas cooktop). Overlooking the front garden, the main bedroom creates a spacious retreat for parents with a large walk-in robe and en suite. Three additional bedrooms with built-in robes are tucked away in a separate wing, close to the main bathroom and laundry. Low-maintenance landscaping is a blessing, with the secure backyard home to synthetic turf. Ducted heating and two split-system air conditioners keep you in the utmost comfort. The remote double garage features internal access. This peaceful neighbourhood places you a short walk to public transport, sporting grounds and the local coffee van. Mirriposa Primary School and Bunjil's Nest Playground are moments away for young families, with Club Armstrong and 9 Grams Café within easy reach. The Armstrong Creek Town Centre takes care of your everyday essentials, while easy Ring Road access is ideal for Melbourne commuters. Just make your way down the Surf Coast Highway, and you'll soon be exploring the region's stunning coastline. Potential rent return at \$520 - \$540 per week. To discuss in further detail please contact Emily Reid on 0477 922 969.