

**15 Dealbata Place, Croydon Hills, Vic 3136**



**Sold House**

Friday, 8 March 2024

15 Dealbata Place, Croydon Hills, Vic 3136

**Bedrooms: 5**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



Warren Paas  
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Maeghan Blezard  
0491981105

**\$1,330,000**

Offering a superb degree of flexibility within the coveted Croydon Hills community, this stylishly renovated property, complete with a self-contained unit, provides the perfect arrangement for multi-generational families, home-based workers or those seeking additional income. The main home encompasses a double storey footprint and is excellently tailored for the modern family. Two living and dining areas grace its ground floor, serviced by a contemporary kitchen with stainless steel appliances, a filtered water tap and stone benches. A private backyard with a paved alfresco area, lush lawns and lovely gardens complements these spaces, offering ample room for the family to entertain or play. A laundry with storage, an accompanying toilet and easy access to a clothesline adds further function to the ground floor footprint. Upstairs, an open retreat area is flanked by four bedrooms with sliding wardrobes and two super-sleek bathrooms with quality fittings. The master suite included in this layout, has an ensuite. The self-contained unit rests under the same roofline as the home but is accessed separately. It features a living/dining area overlooked by a well-equipped kitchen, one bedroom with sliding wardrobes and an ensuite with laundry facilities. Impressive amenities including ducted heating, split system air conditioning, generous storage, a remote-enclosed double carport and gated side vehicle access complete this rare Croydon Hills property. Its sought-after location is within walking distance to reserves, playgrounds, a BMX track, trails, Yarrunga Community Centre, Croydon Hills and Good Shepherd Primary Schools, Luther College, Yarra Valley Grammar and McAdam Square. It is also a short commute to EastLink, Eastland and Chirnside Park Shopping Centre. Noel Jones Real Estate has taken every precaution to ensure the information contained herein is true and accurate, however accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies, or misstatements that may occur. Prospective purchasers should make their own enquiries to verify the information contained herein.