

**17 Kingsfield Way, Truganina, Vic 3029**

**CENTURY 21**

**House For Sale**

Friday, 3 May 2024

17 Kingsfield Way, Truganina, Vic 3029

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 530 m2**

**Type: House**



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**\$680,000 to \$748,000**

Comfortable family home in a tree lined street in the newer Western suburb of Truganina, a suburb named in honour of Tasmania's last full-blood female aboriginal. A suburb of 56km<sup>2</sup> it has been planned for residential property in conjunction with light industrial options to the south to provide residents with goods, services, and employment. The home features a central kitchen with plenty of built-in storage including an extra wide fridge space, a 900mm stove and an angled breakfast bar with double-bowl sink with mixer tap. The large dining/family room interconnects with the formal lounge and the full width outdoor covered deck. An area large enough for to host a family BBQ undercover overlook a good-sized rear yard with colour bound storage shed. Polished timber floors throughout, ducted heating and window shutters provide a quieter more energy efficient home. The tiled family sized bathroom is fitted with a separate shower, bath and vanity and is easily accessed from the bedrooms. Schools and shops are close by in Sayers Rd, accessible bus or walking if you desire. Main Features: Modern family home on 530m<sup>2</sup> lot Central Kitchen with easy access to the whole home 900mm stove and oven, ducted heating, Timber floors throughout for easy cleaning. Window shutters all round for energy efficiency and noise/light reduction. Large covered rear deck, good sized rear yard, colour bond storage shed. Rooftop Solar Panels Tree lined street with park land at one end plus good access to local beaches. Close to Westbourne Grammar School, and Wyndham Shopping Centre in Sayers Road both easily accessed by bus.