

# 17 Waxflower Crescent, Bundoora, VIC, 3083

## Sold Townhouse

Thursday, 20 July 2023

17 Waxflower Crescent, Bundoora, VIC, 3083

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



Vally Razko

## **Nest or Invest!**

This fantastic home is perfectly positioned right next door to RMIT and situated in the iconic Jarrah Estate. The townhouse itself offers a flexible floorplan perfect for a first home buyer, investor or even downsizer. Prior to entry you are greeted by a fantastic open entry.

Downstairs, natural light filters from all directions, enhanced by the modern kitchen with an open plan design that is welcoming and bright. The kitchen offers plenty of storage space, plus stainless-steel appliances, including dishwasher, with laundry facilities and a powder room and overlooks the low maintenance courtyard filled with natural light and provides access to the parkland behind.

Upstairs, comprises of two Master bedrooms with BIR's, with ensuite as well as a private oversized balcony. Other features of the property include split system (heating/cooling), downlights throughout, 2000ltr rainwater tank and a double car space. You are also within walking distance to tram stops, University Hill Shopping Centre, parklands, and many cafés. This is the perfect place to call home and one not to be missed.

### **PHOTO ID REQUIRED**

Due diligence checklist - [consumer.vic.gov.au/duediligencechecklist](http://consumer.vic.gov.au/duediligencechecklist)

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Material Facts - please refer to the contract of sale and vendor statement for any/all material facts.

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