

**18/1102-1104 Stud Road, Rowville, Vic 3178**

CARVERA  
PROPERTY

**Sold Terrace**

Saturday, 2 December 2023

18/1102-1104 Stud Road, Rowville, Vic 3178

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Type: Terrace**



Chad Gamage  
0424876263



Chris Carvalho  
0466229631

**\$716,800**

Searching for a home that has it all? Look no further than the Stud Park Residence. It is situated in the burgeoning suburb of Rowville! Rowville, in the city's south-east, is a family-oriented suburb. It is surrounded by wonderful amenities from golf courses to shopping malls and activity centres, you will love living here. Whether you prefer to stay at home or enjoy getting out into the community, you will find the lifestyle you are searching for at the Stud Park Residence here in Rowville. One of the biggest advantages of living at the Stud Park Residence is how close it is to so many incredible conveniences. You will be able to find everything from great sports facilities to wonderful shops and even excellent schools. Never sacrifice those creature comforts - select the Stud Park Residence and have it all!

**SPORTS AND RECREATION** It's important to get out and get in a bit of exercise. Whether you prefer an intense workout or a leisurely golf game, you'll be able to get moving and stay active close to home. • Waverley Golf Club • Kingston Links Golf Course • Jump! Swim Schools Rowville • Jetts Fitness Rowville

**SHOPPING FACILITIES** With a shopping centre less than a 10-minute walk away, and others just a quick drive from home, you will be able to shop to your heart's content. • Stud Park Shopping Centre (only a 3-minute drive or 7-minute walk away) • Wellington Village Shopping Centre • Know City Shopping Centre • Waverley Park Shopping Centre

**PARKS AND RESERVES** Getting out into nature can be so relaxing! Luckily, the Stud Park Residence is located quite close to several exceptional gardens and reserves. • Caribbean Garden (a short 2-minute drive away) • Lakeside Reserve (just a 2-minute drive away) • Churchill National Park

**SCHOOLS AND EDUCATIONAL FACILITIES** Everyone knows one of the most important things when selecting a new home is its proximity to high-quality schools. The Stud Park Residence has several options for you to choose from, including: • Caulfield Grammar School (just a 12-minute drive away) • Rowville Preschool (a quick 2-minute drive away) • Rowville Primary School (only a 2-minute drive away) • Rowville Secondary School (just a 2-minute drive away)

**TRANSPORTATION OPTIONS** While you are certain to love the Stud Park Residence's neighbourhood, it's great to be able to travel a bit if needed. With some public transportation options close by, you will be able to get exactly where you need to go in no time at all. • Eastlink (only a 5-minute drive away) • Bus Stop (just a 4-minute walk away) • Bus Routes to the Airport, Glen Waverley, and Know City

\*\*Renders for illustration purposes only