

**197A Maroondah Highway, Chirnside Park, Vic 3116**

FLETCHERS

**Sold House**

Wednesday, 10 April 2024

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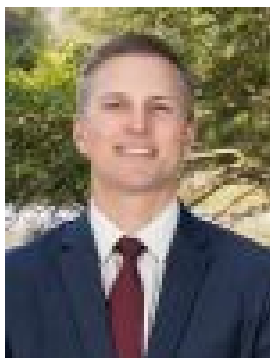
**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 415 m2**

**Type: House**



Daniel Bolton

## Contact agent

Conveniently located close to Chirnside Park shopping and dining precinct, this delightful four-bedroom home privately positioned at the rear is ready to simply move in and enjoy. Resting on a low-maintenance 415 sq m approx. block on its own title including driveway and beautifully presented inside and out, it is certain to appeal to first home buyers, downsizers, growing families, and investors alike. Warm timber floors greet you inside, effortlessly extending through the light and inviting open plan living zone. Centrally positioned, the sparkling modern kitchen is sure to captivate the resident chef, with quality stainless steel appliances, tiled splashbacks, corner pantry, and expansive wrap-around benches complete with breakfast bar making every meal a pleasure. Glass sliding doors open up to reveal a tranquil and private north-facing alfresco deck and serene backyard, backdropped by lush greenery and a leafy treetop canopy, the perfect place to relax or entertain in style. Back inside, you will find accommodation is abundant, with a luxe master bedroom flaunting walk-in robe and fully tiled ensuite, while three further plush bedrooms are positioned for privacy alongside the sleek family bathroom. Alternatively, utilise the fourth bedroom as a work from home office. Further inclusions that are sure to please include dedicated laundry with rear access and single car garage, all ideally positioned on the doorstep of the picturesque Yarra Valley, just a short stroll from Chirnside Park Shopping Centre, and close to local schools including Yarralinda School, Rolling Hills Primary and Mooroolbark College.\* Stylish home comprising four bedrooms & two bathrooms (or 3-bed plus study)\* Wonderfully convenient location close to shops & schools\* Light-filled living & dining zone highlighted by floorboards\* Sparkling modern kitchen boasting quality SS appliances \* Plush main bedroom complete with walk-in robe & ensuite\* Three further bedrooms, two flaunting built-in robe storage\* Fully tiled main bathroom features shower, bath, vanity & toilet\* Standalone laundry facilities with direct access to the rear\* Single lock-up garage with convenient internal access\* Tranquil backyard with lush gardens & north-facing deck\* Environmentally friendly and cost saving tank water to toiletsDisclaimer: While all care has been taken by Fletchers Maroondah and its third party providers to ensure all information above is true and correct, Fletchers Maroondah and its third party providers are not responsible for, and expressly disclaim all liability for, damages of any kind arising out of the use, reference to, or reliance on any information contained within the above property description. Prospective purchasers are advised to make their own enquiries with respect to the information that is passed on. Fletchers Maroondah will not be liable for any loss resulting from any action or decision by you in reliance on the information.