

**2/117 Broughton Road, Surrey Hills, Vic 3127**



**Sold House**

Saturday, 23 September 2023

2/117 Broughton Road, Surrey Hills, Vic 3127

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 505 m2**

**Type: House**



Spring Chen  
0398313480



Jeremy Desmier  
0398313432

**\$1,680,000**

PROPERTY/FEATURES Introduced by a broad and inviting façade framed by a beautifully colourful garden, this elegant single level home boasts no common property and No Active Owner Corporation and a private driveway to a double auto garage accessed from Oak Street. Freshly painted and fitted with brand new plush carpet, sunshine spills into the warmly comfortable lounge. A peaceful oasis, the kitchen and dining room connect effortlessly with the enchanting backyard where a lush lawn and foliage-rich edging will attract empty nesters or young families who are keen to live in this quiet neighbourhood pocket. A large design with three bedrooms and two bathrooms, the master bedroom enjoys street views, a walk-in robe and bright ensuite.\* Generously designed single level home\* Strata title with no common property – No Active OC\* Embraced by beautifully landscaped gardens on 505sqm approx.\* Three bedrooms and two bathrooms\* Two living areas\* High ceilings\* New Daikin central heating/air-conditioning\* Freshly painted with new carpet\* Private driveway to a double auto garage LOCATION Zoned for prestigious Box Hill High School and Surrey Hills Primary, walk along tree-lined streets to Our Lady's Primary School, Kingswood College, Aqualink, cafes, Wattle Park and the tram. Merely metres from buses which travel to Presbyterian Ladies' College, Deakin University and Box Hill Central. TERMS Terms: 10% deposit, balance 30/60 days