

**2/7 Afton Street, Aberfeldie, Vic 3040**



**Townhouse For Sale**

Monday, 4 September 2023

2/7 Afton Street, Aberfeldie, Vic 3040

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: Townhouse**



Tom Donnelley  
0393742199



Bruce Warburton  
0393742199

## Private Sale

Big, bold and beautiful, this near-new townhouse delivers a family environment of low-maintenance luxury with its spacious design, first-class features and exclusive location adjacent to the leafy surrounds of Clifton Park. Filled with natural light, the home's sophisticated interior showcases a large upstairs master bedroom with deluxe ensuite, as well as an alternative downstairs master with ensuite, equally-stylish main bathroom with freestanding tub and two separate powder rooms – one on each level. Vast and versatile, the open-plan living/dining area is complemented by a sleek stone-bench kitchen complete with island breakfast bar, ample cupboard space, soft-close cabinetry, Fisher & Paykel cooking appliances (900mm) and dishwasher. High square-set ceilings throughout, this extraordinary home also includes split-system heating/cooling (x5), alarm and video intercom, double-glazed windows, Somfy motorized blinds, engineered oak floors, full-size laundry and walk-in robes to all bedrooms, as well as stone-top vanities, rain-head showers and floor-to-ceiling tiles in all three bathrooms. Double sliding doors reveal a wide fully-decked courtyard with remote-control retractable awning ideal for relaxing or entertaining, plus a thriving vertical garden, remote-control garage and additional parking space on title. Enviably positioned, it's also close to Buckley Street buses, local cafes, IGA supermarket, the area's renowned schools and myriad of sporting facilities, as well as easy access to Afton Street Conservation Park and endless riverside trails.