

**2 Bursaria Avenue, Ferntree Gully, Vic 3156**



**House For Sale**

Wednesday, 24 January 2024

2 Bursaria Avenue, Ferntree Gully, Vic 3156

**Bedrooms: 4**

**Bathrooms: 1**

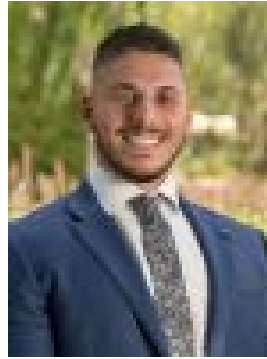
**Parkings: 2**

**Area: 729 m2**

**Type: House**



Syahmi Sarip  
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Tim Milaki  
0413336177

## **Auction (\$910,000 - \$999,000)**

THE PROPERTY Set just a stone's throw from Westfield Knox shops, cafés, and famous dining precinct is this fantastic four-bedroom family residence offering an exceptional opportunity for a wide array of buyers. Resting on a large 729 sqm (approx.) allotment with circular driveway entry, it is a sensational turnkey home with the potential to add further value. Bathed in natural light, the welcoming sunroom porch leads through to a spacious living and dining precinct. Polished timber floors and an open fireplace decorated with brick features and magnificent copper flue make an impressive statement in the spacious, open plan design seamlessly flowing through to the adjoining kitchen and meals. Cooking enthusiasts will relish in the expansive kitchen equipped with a suite of stainless-steel appliances and abundance of bench space. Four well-sized bedrooms are serviced by a chic bathroom with shower, relaxing tub, and vanity. Outside, a fully fenced backyard with lush lawns and single garage shares endless space for the kids and pets to safely run around.

**THE FEATURES**

- Sizable four-bedroom, one-bathroom family home
- Large 729sqm (approx.) allotment close to Westfield Knox, schools & parks
- Stunning polished timber floors and sash windows throughout
- Expansive kitchen ss appliances and sweeping countertops
- Three of the four bedrooms are accommodated by built-in robe storage
- Family sized main bathroom includes shower, bath, vanity & separate toilet
- Large laundry with linen press storage
- Ducted heating for comfort
- Circular driveway leads to a single carport plus garage with additional off street parking
- Ample fully fenced backyard perfect for kids and pets
- Solar panels

**THE LOCATION** Adding to the homes list of inclusions is a premium position close to Westfield Knox Shopping Centre, Ozone and cinemas, Fairpark Reserve, RD Egan Lee Reserve & Lakewood Nature Reserve, Fairhills Primary, and Fairhills High School.

On Site Auction Saturday 17th of February at 9:30am