

**23A Douglas Street, Blackburn North, Vic 3130**

**buxton**

**Sold House**

Friday, 11 August 2023

23A Douglas Street, Blackburn North, Vic 3130

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 326 m2**

**Type: House**



Wen Yu Huang  
0390130160

**\$1,263,000**

This stunning modern home, sitting on its own title and free from body corporate fees, has been carefully designed for style, ease of living, and comfort. Divided across two levels, the lower level consists of the communal living areas, while the upper levels host the bedrooms and an additional lounge. The lower level features a free-flowing living and kitchen set up, with the kitchen and dining room located towards the rear of the property that continues from the living area tucked around the corner. This area features floor-to-ceiling windows that capture the northern sun, creating a warm and welcoming atmosphere. The dining room leads to the undercover alfresco area that features heaters, a fan, and even a TV for year-round entertaining. The kitchen itself, like the rest of the home, is modern and fresh with ample bench space, a large breakfast bar, and a convenient walk-in pantry. Also featured on the lower level is a separate laundry, a bathroom, and a second lounge. The upper level opens out to a space that is used as a second lounge - perfect for those with children to use as a rumpus room. Adjoining the lounge are the home's three bedrooms. The master bedroom is the largest of the three and features a spacious walk-in wardrobe that provides access to the en suite bathroom. The two further bedrooms are each spacious and sun filled and feature built in wardrobes for easy storage. These two additional bedrooms share a large central bathroom with a luxurious bath and shower. All the bedrooms are fitted with an air conditioning unit, perfect for Melbourne's hot summer nights. Backing onto Koonung Creek Trail, the home is perfectly positioned for those seeking an active lifestyle. The home is under a 10-minute drive from Westfield Doncaster, with the Eastern Freeway easily accessible, connecting you to the city and surrounding suburbs with greater ease. For something closer to home, Blackburn Square is under a 20-minute walk from the house. For those with children, the home is within range of exceptional local schools, including Old Orchard Primary School.