

**3/12 Balmoral Street, Essendon, Vic 3040**



**Townhouse For Sale**

Monday, 3 June 2024

3/12 Balmoral Street, Essendon, Vic 3040

**Bedrooms: 2**

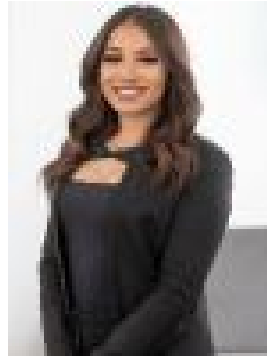
**Bathrooms: 2**

**Parkings: 1**

**Type: Townhouse**



Caleb Venneri  
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Olivia DCruz  
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**\$620,000 - \$680,000**

Nestled in a boutique enclave of just five residences, this stylish townhouse is sure to captivate with its exquisite modern updates, elevated vistas, and prime Essendon setting. Step inside and be captivated by the open and airy living and dining area, where the kitchen features Bosch appliances, creating a space perfect for both relaxing and entertaining. Step outside to the inviting northerly courtyard, offering a low-maintenance retreat for outdoor enjoyment. Upstairs, discover raked ceilings, light-filled bedrooms, built-in shelves, split system air-conditioning and balcony access, providing a peaceful outlook with elevated views. The main bedroom boasts a walk-in robe and access to a semi-ensuite bathroom, along with a separate toilet and secondary bathroom with a bathtub. Additional highlights include gas heating, LED lighting, roller blinds, and an undercover carport with lockable storage. Conveniently located near cafes, public transport options, North Essendon/Keilor Road shops, and amenities. Enjoy easy access to the Tullamarine Freeway and benefit from being in the zoning of Essendon North Primary School and Buckley College. Please register your interest and intention to bid at our scheduled auction. This auction will be conducted onsite and online. You can register directly with our listing agent.