

# 3/17 Evans Crescent, Reservoir, Vic 3073

## Unit For Sale

Friday, 22 March 2024

3/17 Evans Crescent, Reservoir, Vic 3073

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 208 m2

Type: Unit



Nick Mylonas  
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Anthony Cardinale  
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## **\$500,000 - \$550,000**

If you're wanting to cement your place in the property market or secure a smart investment in a blue-chip locale, then this modern rear unit is the answer to your property prayers. Boasting an unbeatable lifestyle location that's an easy walk to parklands, Broadway/Edwardes Street Shopping Village, Reservoir Leisure Centre and public transportation. Loads of light and an excellent sense of space are hallmarks of the open plan living, dining and kitchen area that's pristine in presentation. Two outstanding bedrooms offer plentiful storage nearby to a private courtyard, and a grand bathroom comes complete with a large bath/shower. The large rear wraparound courtyard boasts low maintenance gardens and includes a fantastic storage shed. Additional features include Roman blinds, engineered timber flooring, ducted heating and a single garage.