

**3/24 Ambrie Crescent, Noble Park, Vic 3174**

**AREA SPECIALIST**

**Sold Townhouse**

Tuesday, 6 February 2024

3/24 Ambrie Crescent, Noble Park, Vic 3174

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



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## Contact agent

Its Addressed: Enquiry About your stamp duty savings and government grants for this project! Near to completion to an exceptional standard, this deluxe double-storey home is a fantastic find for nesters and investors alike. Boasting a contemporary design, premium finishing touches and first-class convenience, 1A & 2A/24 Ambrie Crescent has it all. Be the first to call this modern masterpiece your own! Enjoying a desirable street-facing position on a manicured boutique complex, this striking standalone townhouses all with double garage, showcases its own private front yard, a stylish two-tone brick/rendered façade and secure off-street parking. Behind the solid timber entry door, an impeccable light-filled layout awaits with gorgeous timber-look flooring, warm neutral tones, airy 2.7-metre-high ceilings, and heaps of space to relax in luxurious comfort. The open-plan layout is perfect for a young family and those who love to entertain, courtesy of its sizeable living/meal zone that connects effortlessly to a peaceful sun-soaked patio and low-maintenance grassed backyard (kid and pet-friendly!). Meanwhile, the sleek designer kitchen will wow the aspiring chef with its glossy cabinetry, 40mm stone bench tops, elegant splashback, handy breakfast bar, stainless steel electric oven and electric cooktop. A big bonus for the rear townhome which comes with a butlers kitchen as well. Making everyday life that little bit easier, a variety of popular family-friendly amenities can be reached easily on foot, including Harrisfield Primary School, Noble Park Station, a selection of shops and eateries, Sandown Racecourse and Entertainment Centre, Ross Reserve and Noble Park Aquatic Centre. You're also just moments from further great schools, the South Eastern Private Hospital, Springvale Shopping Centre, Dandenong Plaza, Dandenong Hospital, the Princes Highway, Monash Freeway and the Eastlink. An outstanding all-rounder, this premium townhouse is sure to generate significant interest. Don't miss out on your chance to snap up this brand-new beauty, let's talk today!

- 3/4 bedrooms, 1.5 living area, 3 bathrooms, 1 powder room
- Heating/Cooling, robes to all bedrooms, floor to ceiling tiles to all bathrooms, plush carpets to bedrooms, timber-look flooring to living zone, LED downlights, dishwasher provision, breakfast bar, stone benchtops throughout, laundry/walk-in pantry/butlers kitchen, high ceilings (2.7m).
- Double garage with rear access, patio, low-maintenance grassed backyard, private front yard, storage shed
- Excellent central location
- Close to popular amenities
- Low-maintenance living
- Family-friendly
- Superb rentability
- Move-in ready
- Just four homes in a development
- Brand new!

For more Real Estate in Noble Park contact your Area Specialist. Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers/tenants are requested to take such action as is necessary, to satisfy themselves with any pertinent matters.