

# 3/27B Dunblane Road, Noble Park, VIC, 3174

## Sold Unit

Wednesday, 19 July 2023

3/27B Dunblane Road, Noble Park, VIC, 3174

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



CheeKy Dunlop

1383961333

## **PREMIUM PARK ACCESS!!**

Sale by SET DATE: Tuesday 27th June at 4:00pm (unless sold prior)

Introducing an exceptional opportunity right next to the park! Discover the charm and convenience of this private unit nestled within a small group of only six. With stunning timber floors that flow seamlessly throughout most of the home, a living room with a split system unit for year-round comfort while providing direct access to the ultra-low maintenance courtyard, perfect for relaxing and entertaining. There's also an open kitchen, two comfortable bedrooms, one with BIRs, a central bathroom, and a single lock-up garage with access to the rear yard. A rewarding residence that will attract many - don't miss out on this gem!

Situated in the Harrisfield Pocket of Noble Park, offering convenient proximity to local shops and Harrisfield primary school. It is just a short distance from Noble Park Central, where you can find the train station, bus stop, shops, and cafes. Additionally, residents enjoy easy access to Princes Highway and Eastlink for convenient travel.

Truly a wonderful residence; once you step inside, you'll notice the modern blinds and recent coat of paint. The living flows into the delightful open kitchen in excellent condition, boasting ample bench space, a modern stove, and an oven that will inspire your inner chef. As you venture further inside, you'll discover a fresh bathroom, two bedrooms, a central bathroom, a laundry, and a separate toilet for added practicality.

It is a fantastic investment for future growth and an ideal choice for first-home buyers and downsizers alike. Don't miss out on this incredible opportunity – seize it today!

Photo I.D. required at all inspections.

### **DISCLAIMER:**

The measurements provided of the land and / or property may not be 100% accurate. In order to satisfy yourself of the exact dimensions of the property / land / or of each room, we advise you to conduct your own measurements and / or engage the services of a licensed surveyor. Responsibility for any omissions or errors contained herein is expressly denied.