

**3/3 Pellew Street, Sunshine West, Vic 3020**



**Unit For Sale**

Wednesday, 17 April 2024

3/3 Pellew Street, Sunshine West, Vic 3020

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Victor Hsu  
0421593463



Katelyn Meertens  
0447485960

**\$490,000 - \$530,000**

Nestled amidst a cascade of natural light, this single-level abode radiates a cozy, inviting atmosphere, seamlessly merging contemporary flair with lifestyle convenience. Situated in the vibrant heart of Sunshine West, this residence offers an unparalleled opportunity for first-time buyers, discerning investors, or those seeking a snug downsizing retreat. Step into an intelligently crafted space featuring two generously-sized bedrooms, each adorned with built-in wardrobes, served by a central bathroom boasting a bathtub. The modern kitchen, complete with a gas cooktop and oven, caters to culinary passions, transforming meal preparation into a delightful experience. Extending the living area, a spacious open-plan living and dining domain effortlessly transitions to a low-maintenance backyard. Additional highlights include ducted heating, split system cooling/heating, a remote lock-up garage, roller shutters, rainwater tank and more. Ideally positioned mere steps away from Glengala Road Shopping Strip, Castley Reserve, Sunshine Heights Primary School, Sunshine College, Sunshine Heights Kindergarten, with Marian College & St Paul's Primary Schools a short stroll away. Enjoy easy access to Kororoit Creek Trail, Sunshine Train Station, Ardeer Train Station and the Western Ring Road, ensuring seamless connectivity to all amenities and attractions.