

**30 Streeton Drive, Mentone, Vic 3194**



**Townhouse For Sale**

Thursday, 1 February 2024

30 Streeton Drive, Mentone, Vic 3194

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 218 m2**

**Type: Townhouse**



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**\$970,000-\$1,050,000**

With the focus squarely on style and exceeding expectations - and being one of only a handful of four-bedroom homes within the acclaimed Aquilo development - this sleek, architecturally designed residence offers up the pinnacle of sophistication in the heart of this lifestyle location. Resident-only laneways, neighbourhood playground featuring an undercover BBQ area, outdoor gym amenities and located close to beaches and public transport; plus sought after zoning for both Primary and Secondary Public and Private Colleges, including Mentone Primary and Mentone Girls College, this home creates a truly desirable address for families, busy professionals, lifestyle seekers and investors alike. With an accommodating, thoughtfully devised floor plan designed to maximise practicality in each space, create seamless indoor-outdoor entertaining and embody the essence of relaxed, comfortable day-to-day living. Encompassing four oversized bedrooms with split system air-conditioning - or three plus an additional living zone or office/study. Both levels are equally as impressive in design; boasting high, square-set ceilings, wide walkways and sunlit windows, timber floorboards, quality carpets, and timeless, streamlined fittings. 2.5 luxurious bathrooms including a guest powder room - each with full-height tiling and engineered stone surfaces. The impressive master suite with a huge fitted walk-in robe and a built-in robe, plus a dual-vanity ensuite. Sunlit dining and living adjoining an elite kitchen with thick stone benchtops, Bosch cooking appliances and a dishwasher, under-mount sinks and boundless storage. Plenty of options for alfresco-style entertaining - either on the upstairs terrace or in the private, protected garden courtyard with high fences, synthetic turf and manicured trees adding the perfect splash of greenery. A single remote garage plus a carport, 2000ltr water tank, 5 x split system A/C's (each bedroom & living zone), alarm and energy-efficient solar hot water. For the ultimate city-meets-coast lifestyle that offers relaxed holiday-style living close to the city, you need not look any further! PLEASE NOTE: \*Every precaution has been taken to establish the accuracy of the above information but does not constitute any representation by the vendor or agent.\* Photo ID required at all open for inspections