

**31 Elland Circuit, Truganina, Vic 3029**



**House For Sale**

Saturday, 18 November 2023

31 Elland Circuit, Truganina, Vic 3029

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 512 m2**

**Type: House**



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## Contact Agent

A labour of love with heart and soul applied to every inch, this light-filled beauty is an exemplary representation of quality craftsmanship. From its humble introduction at the street, beyond the front door and to the back fence, this stunning home will truly delight those looking for something more. On a perfectly utilised 512sqm (approx) block, showcasing luxurious fitting, high ceilings and architectural elegance packed with natural light. Enviably positioned at the heart of Truganina and embracing a sun-filled northern orientation, this stylishly appointed abode flaunts contemporary interiors further complemented by a vast open-plan single-level layout. It is designed with the growing family in mind, whether you're looking to up-size or on the hunt for your forever home, the search ends here. A Carlisle home master class designed and built for the largest of families and showcasing luxurious upgraded living with superior attention to detail. High ceilings and bright tiles work together harmoniously to emphasize the evident sense of style & and space. The immaculate kitchen with neighbouring open-plan living & dining elegantly resides at the heart of the home. Contemporary in nature, the sizable kitchen flaunts near new 40MM stone bench-top, including 900mm appliances and Premium range hood, generous butler's pantry. Grand Alfresco creates an exemplary layout for large scaling entertaining. Four bedrooms with built-in robes provide comfortable accommodation; three light & bright bedrooms are conveniently positioned nearby to the main family bathroom. A bathtub, shower and vanity with stone finishes and oversized mirror offer a relaxing experience right from the comfort of your own home. The huge master bedroom presents shelved WIR plus a lavish en-suite complete with dual vanity & shower. A dedicated study space is perfect for those working from home or running a home-based business. Highlights Include: Discover the allure of our stunning alfresco stacker doors that seamlessly extend to reveal a sprawling indoor-outdoor entertaining haven, perfect for your gatherings and relaxation, 900mm SMEG kitchen appliances and Bosch Dishwasher, Laundry with linen press storage, ducted heating, LED down-lights, A dual-sided fire place, and a remote double car garage with internal and rear access plus further secure off-street parking. Offering a wealth of nearby lifestyle amenities including Williams Landing Shopping Centre and Train station, Tarneit Shopping Centre, Wyndham Village shopping centre and the upcoming Alura Estate Town Centre. Stone throw Distance to the bus stops, Childcare's, Leisure centres and Prestigious schools like Doherty's P-9 School, Westbourne Grammar School, Al-Taqwa and St. Clare's Primary school. Easy access to freeway which takes you to Melbourne CBD in just 22 minutes by car and just 13 minutes drive to Altona beach to relax during sunny days in Melbourne. Ladies and Gentlemen, it's time to call 31 Elland Circuit, Truganina your new home. Call Prerak on 0400 798 398 or Dhaval on 0430 544 155 today to book your Private Inspection. DISCLAIMER: All stated dimensions are approximate only. Given are for general information only and do not constitute any representation on the part of the vendor or agent. Please see the below link for an up-to-date copy of the Due Diligence Check List: <http://www.consumer.vic.gov.au/duediligencechecklist>