

**38 Fran Street, Glenroy, Vic 3046**



**House For Sale**

Thursday, 25 January 2024

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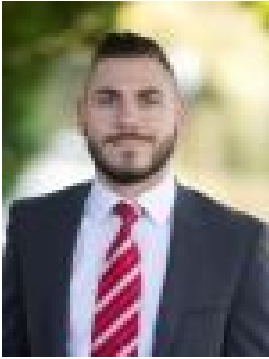
**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 570 m2**

**Type: House**



Daniel Imbesi  
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**\$925,000 - \$995,000**

Nestled in the heart of nature, offering a perfect blend of elegance and serenity, this impeccably renovated rendered brick home epitomises uncompromising quality, contemporary hues, premium fixtures and captivating valley views. Ideally positioned in the highly sought after and tranquil Glenroy valley, it is located just moments away from the Moonee Ponds Creek walking trail. The home is also conveniently surrounded by local bus services, schools, parklands, children's playground and much more. Do not miss this opportunity to call 38 Fran Street home.

**PROPERTY SPECIFICATIONS:-**

Three generous size carpeted bedrooms, two of those containing a Fujitsu reverse cycle split system air-conditioner and sliding built in robes, with an ensuite servicing the master bedroom- An open plan living/dining zone adjoining the kitchen drenched with natural sunlight and sweeping valley views complimented by engineered timber flooring, a Fujitsu reverse cycle split system air-conditioner and sliding door access to the decked entertainment area- Tastefully re-designed kitchen boasting 40mm concrete look stone benches, natural oak cabinetry, quality appliances including Westinghouse 4 zone induction cooktop and undermount glass rangehood, Bosch oven and dishwasher, island bench, black granite deep dish sink and matt black tapware & extensive cabinetry storage space- Two bathrooms, a central bathroom and ensuite, both containing floor to ceiling terrazzo style tiles with feature wall, oversize shower with matt black highlights, single vanity with concrete look stone benchtop, toilet and frameless mirror- Full size laundry off the kitchen, containing concrete finish stone benches, extensive natural oak finish cabinetry, blank granite sink, tiled splashback and external access to the rear yard- Step outside to a stunning eco-deck complimented by a stylish pergola that will see many social events shared with family and friends with a spacious backyard offering a blank canvas for someone to come in and make their mark.- Single remote entry garage and two additional off street car spaces at the top of the driveway- Packed with extras including: a handy study nook for those working from home, double glazed glass sliding door and windows throughout, aluminium side gate access on the side of the house, linen cupboards, landscaped front yard, square set cornices, led lighting throughout, instantaneous gas hot water system and so much more

**LOCATION BENEFITS:-** Short proximity to the Moonee Ponds Creek trail with parklands and a children's playground- Plenty of local schools and parklands nearby- Glenroy train station and bus hub offer great public transport options- Bus Services on Augustine Terrace taking you through to Pascoe Vale & Roxburgh Park- Glenroy is located 12.5km's North of the CBD with terrific City Link, ring road and airport access