

# 4 Bose Street, Mount Duneed, Vic 3217



## House For Sale

Friday, 17 May 2024

4 Bose Street, Mount Duneed, Vic 3217

Bedrooms: 4

Bathrooms: 2

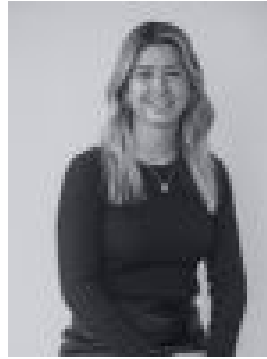
Parkings: 2

Area: 544 m2

Type: House



Tahlia Huke  
0447744404



Eden Hester  
0447099777

## **\$990,000-\$1,080,000**

Defined: Honouring a modern vision and a practical layout with its spacious proportions and fluid interior design, this Metricon construction embodies resort-style living as high-grade finishes, quality craftsmanship and landscaped gardens command attention across a single-level layout. Feel welcomed by the warmth of this light-filled family home, where four bedrooms, two bathrooms, three living zones and a strong indoor-outdoor unity provides total comfort and functionality for growing families. Enjoying tranquil reserve outlooks towards Armstrong Creek, a quiet position within the Armstrong Mount Duneed Estate captures the best of both worlds.

Considered: Kitchen: Premium 900mm appliances including gas cooktop, stone benchtops, large island bench with breakfast bar, large dry pantry, walk-in appliance pantry, ample cabinetry including overheads, glass splashback, dual sink and pendant lighting. Open Plan Living/Dining: Feature concrete hearth with vertical wood storage and floating step, solid wood heater, walls of windows with glass bi-folds to alfresco, roller blinds. Secondary Lounge: Feature wall colour, garden views, roller blinds, opening to an adjoining third living that doubles as a great home office with built-in desk. Master Suite: Double door entry, large proportions with views to the front, and open ensuite with double vanity with underbench storage, Eternity Plus (water) temperature regulator, walk-in shower with ceiling shower head and niche. Large walk-in robe, roller blinds and downlights. Additional Bedrooms: Three light-filled bedrooms, each with built-in robes and downlights. Window with roller blinds. Main Bathroom: Elevated feature bath with freestanding tap, shower with large shower head, single vanity and garden outlooks. Outside: Sensational deck alfresco with shade sails, lush resort-style gardens, fire pit area, rear covered deck alfresco with timber-lined ceiling and downlights, and secure play space for kids. Luxury Inclusions: Ducted heating and air conditioning throughout, keyless front door entry, square set cornices, raised ceiling heights, double glazed windows throughout, Eternity Plus water temperature systems in both bathrooms, track lighting in entryway, downlights throughout, linen cupboard, spacious laundry with access to rear deck, and double garage with rear pedestrian access. Close by Facilities: Upcoming Mount Duneed Village, Exclusive Club Armstrong access including Gym, Pool and Facilities, Armstrong Creek, Bunjils Nest, Mirriposa Primary School, Geelong Lutheran College, Grovedale College, 9grams Cafe, Pencil Park, and Cups Canteen, Mount Duneed Sporting Reserve and Armstrong Creek Town Centre. Proximity to Geelong CBD and Waurn Ponds via Surf Coast HWY. Ideal For: Professionals, Couples, families, empty nestors or investors.\*All information offered by Oslo Property is provided in good faith. It is derived from sources believed to be accurate and current as at the date of publication and as such Oslo Property simply pass this information on. Use of such material is at your sole risk. Prospective purchasers are advised to make their own enquiries with respect to the information that is passed on. Oslo Property will not be liable for any loss resulting from any action or decision by you in reliance on the information.\*