

**409/1 Olive York Way, Brunswick West, Vic 3055**

**MAIN|ROAD**  
REAL ESTATE

**Apartment For Sale**

Tuesday, 30 January 2024

**409/1 Olive York Way, Brunswick West, Vic 3055**

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



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**\$450,000 - \$495,000**

Situated within the sought after development known as The Grove, Main Road Real Estate proudly presents an unmissable opportunity to join one of Brunswick West's most coveted communities, experiencing a rich lifestyle with a holistic focus on home. Set atop beautiful timber flooring, the home begins with the open-plan living and dining area, seamlessly opening to an undercover balcony, perfect for waking up over morning coffee. At night, relax as the sun goes down and watch as the twinkling lights come to life, over the ever-changing skyline. The Scandi-inspired galley-style kitchen showcases quality appliances, including gas cooktop, under-bench oven and dishwasher, complemented by a deep sink and an abundance of storage throughout, encased in finger-recessed joinery. Suspended shelving hangs from the ceiling, ensuring there is a place for everything, achieving a minimalistic approach to everyday life. Two sizable sleep sanctuaries enjoy plenty of natural light throughout the day, while block out blinds ensure a restful night's sleep. With each space providing excellent storage with a built-in robe in each, the practical nature of each bedroom is well taken care of. Centrally located, the sparkling bathroom draws inspiration from hotels, boasting an oversized frameless glass shower, floating vanity and sleek toilet, with delicate finger tiling and matte black tapware as accents throughout. Residents enjoy exclusive access to resort-style facilities, including spa, gym, bocce court, and table tennis zone to maintain health and wellbeing. Those working from home can access the state-of-the-art business hub to separate business from leisure, increasing productivity. Designed around community and entertaining with boundless options, host friends and family in a private dining room or in the outdoor garden with beautifully landscaped grounds. Other features include one car park, storage cage, and reverse-cycle split-system heating and cooling for year-round comfort. Situated in an ultra-convenient location, The Grove's retail precinct includes IGA Xpress and a huge variety of eateries, while Dunstan and Shiels Reserves, Melville Road trams, and the Moonee Ponds Creek Trail are only a short stroll away.