

41 Sunray Avenue, Cheltenham, Vic 3192



Townhouse For Sale

Saturday, 13 April 2024

41 Sunray Avenue, Cheltenham, Vic 3192

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 296 m2

Type: Townhouse



Angela Limanis

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\$990,000 - \$1,050,000

Available to the market for the very first time, here's an exceptional opportunity to secure a premium, standalone home on a 296sqm (approx) separately titled block with no body corporation fees or shared land, and a position within easy walking distance to everything you could need. It's little wonder why this pocket of homes is so desirable - Southland and Charman Road shopping, dining and entertainment precincts and Cheltenham Station; Cavanagh Street shops, Le Page Park, Cheltenham Secondary and Cheltenham East Primary are all within a few minutes walk away. This feature-rich property offers an unbeatable combination of sunlit comfort, privacy and convenience, topped by a delightful northerly aspect, which invites in an abundance of sunlight to complement the glorious sun-drenched courtyard. Ducted gas heating and evaporative cooling, neutral tiled flooring and plush new carpets throughout; full-height windows, high ceilings and doors, newly painted, alarm system, an oversized single remote garage with storage space and internal access. Three generous bedrooms with large built-in robes - the master with a walk-in robe and a stylish ensuite, and the gorgeous family bathroom under a skylight, with a bath and a shower, plus a powder room, and a European-style laundry along with two large linen presses. An expansive, open but separately zoned lounge and adjoining dining room, plus a quality appointed kitchen equipped with stainless steel cooking appliances and dishwasher, generous stone benchtops and plenty of storage. Embrace the ultimate indoor-outdoor lifestyle in the incredible sun-decked courtyard - north-facing, sun-soaked and completely private amongst shady established trees and a pull-out awning. The perfect backdrop for hosting a BBQ with family and friends, and the ideal spot to relax and unwind in the afternoon sun. Homes of this design, proportion and quality are rare gems at this sought-after address - we're left with no doubt as to why this beauty has been cherished by its current owner for so long! 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