

42 Balerno Circle, Gowanbrae, Vic 3043



House For Sale

Thursday, 13 June 2024

42 Balerno Circle, Gowanbrae, Vic 3043

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Anthony Elliott
0393794833



Joel Campbell
0438838014

EOI - \$670,000 - \$720,000

Expressions of interest closing 9th July @ 12noon unless sold prior Presenting a function-focused floor plan with multiple living areas, this individually titled, street-fronting standout delivers enviable lifestyle ease seconds from peaceful parkland and the picturesque Moonee Ponds Creek trail. Composing a smart second storey, a trio of generous bedrooms are serviced by excellent robe storage, a smart master ensuite, and tidy central bathroom, while a sweeping lower level sees a spacious front lounge flow into an open family/dining area and sun-soaked entertainer's yard and vibrant greenery. Tastefully refreshed, kitchen with polished concrete thru out, while further highlights include ducted heating/cooling, separate WC to bathroom, combined powder room/laundry, and garage with added driveway space. Mere steps from local shops and buses along with the outdoor gym and tree-lined trail of Adelaide Boulevard, it's moments from the parks and sporting fields of neighbouring Strathmore Heights, Westfield Airport West, city-bound 59 trams, Essendon Fields, and arterial freeways.