

44 Neroli Crescent, Truganina, Vic 3029

Sold House

Tuesday, 26 September 2023

44 Neroli Crescent, Truganina, Vic 3029

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Kamal kaler
0469332699



Bal Amardeep
0387972700

\$720,000

Bal Real Estate Proudly Presents this beautiful BRAND NEW single story residence which is at an outstanding location offers excellent opportunities to families, first home buyers and investors alike. This luxurious property is in one of the top locations in Truganina with comfort, security, safety and peace of mind all in one place. This Masterpiece is located in a prime, thriving and beautifully placed "Allura Estate" in the well-established suburb, "Truganina". With superior fixtures and luxurious fittings all through and a great location, this home is the one you had been looking for all this long. The sustainable design of this home offers a free flowing floor plan which is both practical and aesthetically appealing. Located in the most popular and sought after estate the suburb of Truganina has to offer is this stunning home just perfect for those looking for that ultimate family home leaving absolutely no excuses, or a great investment!. Overflowing with premium features & offering an awe-inspiring floor plan with integrated entertaining areas that families will adore. Perfectly presented, this family home boasts wonderful presentation and a user friendly floor plan on decent land size. This feature-packed home offers 4 bedrooms, the master has an ensuite and remaining 3 bedrooms having built-in robes with a central bathroom. The Open plan living with family / meals area and kitchen are filled with an abundance of natural light. Spacious formal lounge right at the entry of the property adds an extra living space other than the open plan area in the property. It is positioned within walking distance to schools, public transport and easy access to the freeway. Allura is a family-friendly community surrounded by nature reserves, walking tracks and wetlands, schools, business and fitness amenities and shopping hot spots such as Point Cook Town Centre, Williams Landing shopping centre and Tarneit Central. The home is minutes away from Williams Landing train station, Tarneit train station, Wyndham village shopping centre, Doherty's creek P-9 college, St Clare's Catholic primary school, Westbourne Grammar school, Al -Taqwa college, Truganina P-9 college, Truganina east P-9 school, Child care centres and Football Ovals. This is a rare opportunity to secure a premium home in the prestigious "Allura Estate" in Truganina, located 19km (approx.) from Melbourne's CBD with easy access to freeways. It takes about 20 minutes to get to the city by car and 30 minutes by train. Features Include: # Upgraded Façade # NBN Connection # High Ceiling # Bosch Alarm System # Upgraded Entry Door and Internal High Doors # Master bedroom with Ensuite and Walk-In-Robes # Three bedrooms with Built in Robes and Mirror sliding doors - Total 4 Split Aircons. # Reverse Cycle Split Aircon/ Heating in Living Area # All Rooms has its own separate reverse cycle Aircon Heating # Designer Kitchen and Bathroom with Premium Inclusions # Wooden bulkhead in the Kitchen area with three designer pendant lights # Latest Stainless Steel Appliances in the Kitchen Area # Dishwasher in the Kitchen # Glass Splashback in the Kitchen # 60mm Fall Stone Bench Top in the Kitchen # Butler's Pantry in the Kitchen # Soft Close drawers and cabinetry in the Kitchen # Designer Tapware in Kitchen and Bathrooms # Wall to Wall Three Tile style in both the Bathrooms # LED Smart Mirrors in both the Bathrooms with Demister # Upgraded Shower Tub in common Bathroom. # Niche in both the Bathrooms. # Hybrid Flooring # Upgraded Laundry Area with Storage cabins and 60mm Stone Bench. # Upgraded Garage Door with Remote controlled for Internal & Rear Access # Upgraded electric connections, switches, sensor lights and additional downlights # Garage has provision for Gas and Water (Cold /Hot) connections. # Beautifully Maintained Front yard and Backyard with synthetic turf # Aggregate concrete driveway and courtyards # Fencing Included and much, much more... Call Bal Amardeep on 0413 870 550 or Kamal on 0469 332 699 to arrange an inspection as this one won't last long. Welcomes you and looks forward to meeting you at open home inspections. Photo ID is a must for all inspections. Note. All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Please see the below link for an up-to-date copy of the Due Diligence Check List: <http://www.consumer.vic.gov.au/duediligencechecklists>