

45 Urwin Street, Yarraville, Vic 3013



Townhouse For Sale

Thursday, 13 June 2024

45 Urwin Street, Yarraville, Vic 3013

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Type: Townhouse



Huss Saad
0383987800



Courtney Lettieri
0456837572

\$1,150,000 - \$1,250,000

Spacious, light-filled interiors, high-end styling, and easy outdoor entertaining are the hallmarks of this instantly inviting ready to move in townhouse, where dream family living awaits in a peaceful lifestyle pocket of ever-popular Yarraville. Three bedrooms include a luxurious master and three luxury bathrooms ensure enviable convenience, while multiple living areas and an entertainer's garden add extra appeal for growing families. -light-filled open-plan living showcasing a beautifully appointed kitchen with a butler's pantry, stone benchtops, and a pendant-lit island bench overlooking dining and family zones -superb alfresco entertaining - covered entertaining patio and neat, low-maintenance back garden with artificial turf -formal lounge providing the luxury of a second living space -master bedroom with built-in robe, walk-in robe and stunning ensuite with double vanity + two additional bedrooms with built-in robes -fully-tiled main bathroom with bath and shower + separate powder room -walk-in laundry with internal/external access and adjacent guest bathroom -study nook at entry -ducted heating and cooling controlled via pad and app -ceiling fans and blinds installed throughout -high-end floor treatments throughout, including hardwood floorboards and premium carpet -secure single garage -ideally located in a family-friendly pocket of sought-after Yarraville! Stroll to Angliss Reserve and its much-loved playground in five minutes and walk to beautiful Cruickshank Park in 12 minutes for a scenic stroll along the Stony Creek Trail as it winds its way through stunning natural surrounds. The Wembley Avenue shops offer local conveniences and eateries an easy walk away, while Yarraville Village awaits a five-minute drive or easy bus ride from home offering a fabulous selection of cafes and restaurants, boutique shopping, gourmet grocers, and the iconic Sun Theatre. Coles and a variety of retailers await at Yarraville Square, a four-minute drive from home, while just six minutes away Altona Gate Shopping Centre offers vibrant big-name shopping and a choice of supermarkets -only 11.3km from the CBD with nearby freeway access -walk to Wembley Primary School in 14 minutes and drive to Bayside College P-12 in seven minutes