

**46 Brunel Street, South Kingsville, Vic 3015**

**buxton**

**House For Sale**

Tuesday, 11 June 2024

46 Brunel Street, South Kingsville, Vic 3015

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



Matthew John  
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Peter Skourtis  
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**\$1,150,000 - \$1,250,000**

Discover your dream home at 46 Brunel Street, South Kingsville—a stunning brand-new build that seamlessly blends sleek, modern design with sustainable living. With expansive, light-filled spaces, this home boasts open-plan living areas, high-end finishes, and energy-efficient features, ensuring both comfort and style for your family.

**Key Features:**

- North-Facing Living Areas:** Enjoy sun-drenched spaces throughout the day, with a bright and airy atmosphere in both the living area and backyard.
- Flexible Living Zones:** A second living area/retreat upstairs offers additional space for family relaxation or entertaining.
- Comfort Year-Round:** Individual climate zones for bedrooms powered by electric heating ensure personalized comfort for everyone.
- Spacious Interiors:** With 2.7m high ceilings throughout, the home feels open and inviting.
- Premium Finishes:** The solid bagged-brick facade features steel window shrouds and privacy battens adding a touch of elegance.
- Energy Efficiency:** This home boasts a six-star energy rating, energy-efficient appliances, a water tank, LED lighting, double glazing, quality insulation, and natural ventilation.
- Sustainable Landscaping:** Native Australian plants and a drought-resistant lawn create a beautiful, low-maintenance outdoor space.

**Inside the Home:**

- Expansive Kitchen:** The striking stone surfaces and oak finishes in the kitchen create a dynamic culinary space. Enjoy the ample island bench, energy-efficient appliances, and open shelving with feature lights.
- Indoor-Outdoor Living:** Sliding doors open from the living/dining area to a large deck, perfect for BBQs and outdoor dining. The seamless indoor-outdoor flow makes entertaining a breeze.
- Luxurious Bathrooms:** The main bathroom features exquisite tiles, a back-to-wall bath, and a large walk-in shower.

**Prime Location:**

- Convenience:** Just a short walk to Edwards Reserve offering barbecues and an extensive playground, as well as Vernon Street shops, and a 10-minute drive to Williamstown Beach.
- Nature Nearby:** Newport Lakes bushland oasis is only a 10-minute walk away.
- Easy Commute:** Spotswood Station is a 20-minute walk, and the CBD is a quick 15-minute drive.
- Family-Friendly:** South Kingsville is a vibrant community with excellent restaurants and a family-friendly atmosphere.

Experience Modern Living at its Finest

Built to an exacting standard with premium fixtures and finishes, 46 Brunel Street is more than just a home—it's a lifestyle. With an impressive blend of elegance, comfort, and sustainability, this residence is perfect for modern family living. Don't miss your chance to own this incredible property on the fringe of an upcoming master-planned community with future parks and amenities. Contact us today to arrange a viewing and take the first step towards making 46 Brunel Street, South Kingsville your new home.