

# 49 Maryanne Way, Fraser Rise, Vic 3336



## Sold House

Friday, 8 March 2024

49 Maryanne Way, Fraser Rise, Vic 3336

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



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## Contact agent

Top Edge Real Estate proudly presents you this immaculate and luxuriously built North Facing brand new home in ASPIRE ESTATE Just off the Beattys Road and 5 minutes drive to Watergardens train station and shopping centre. This home offers 4 bedrooms, 3.5 bathrooms, 2 living and 2 Garage set in the sought after area in Fraser Rise is sure to impress any astute buyer. Every inch of this residence has been thoughtfully upgraded to reflect a seamless blend of modern sophistication and functionality. It's a modern family home that ticks all the boxes when it comes to the quality of the highest standards along with a peace of mind when you build with one of the most recognized builders. Immerse yourself in a lifestyle of grandeur with exquisite detailing and a design that seamlessly combines aesthetics with functionality. From the moment you step inside, you'll be greeted by a sense of luxury that defines every corner of this residence. Key Features Includes :# Modern Façade# High Ceiling# High Doors# Designer Doors# Master Bedroom with En suite & WIR# Bedroom 2 with En suite# Bedroom 3 & 4 with BIR# LED Lights throughout# Formal Lounge# Large chef's kitchen# 900 mm appliances in kitchen# 80 mm ottoman grey stone in kitchen# Tiled Splashback# Upgraded kitchen with ample of storage# Dishwasher# Pot Drawers# Soft Closing Throughout# Massive walk in Pantry# Spacious Living Area# Refrigerated Cooling and heating# Linear Ducts in Open and Formal Living# Square set cornices# Herringbone style hybrid flooring throughout# Floor to ceiling Tiles in all bathrooms# Powder room# LED mirrors in all the bathrooms# Black Tapware# Black Door Handles# Electric Fireplace# Security alarm# Premium quality roller blinds# Remote controlled Garage# Fully Landscaped with synthetic grass# Concrete around the house# Exposed aggregate driveway# Much more !! Our new estate Aspire has an abundance of amenities in the pipeline, with local development plans. Watergardens train station is minutes' drive from this house with trains travelling to CBD express in just 29min. It's an effortless trip to the heart of Melbourne's CBD. It's also the perfect fit for active lifestyles, workout at one of the nearby sporting facilities, or start your day with a coffee at the local Shopping Centre - the choice is yours! It is an address perfectly positioned for convenience and growth. A place where you will take pride in your community and where your neighbors will become your friends. If you are looking for convenience and comfort then look no further. This beautiful property can be yours. This property will sell quickly. Inspect now before it's GONE! An opportunity like this is rare to come by and will not last long! To be a part of this exciting experience, living a balanced and active lifestyle at Aspire, please call Malhi on 0473 360 000 or Supreet on 0404 689 862 to find out more. **DISCLAIMER:** 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 Checklist: <http://www.consumer.vic.gov.au/duediligencechecklist>