

**5/2 Sandringham Road, Sandringham, Vic 3191**

**buxton**

**Unit For Sale**

Thursday, 1 February 2024

5/2 Sandringham Road, Sandringham, Vic 3191

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Adam Saunders  
0395988222



Stefan Delyster  
0395988222

**\$950,000 - \$1,000,000**

A tranquil garden gem right on the cusp of seaside Sandringham village, this single-level villa is a real treasure that will appeal to a range of buyers. Tucked away in lovely leafy 'Sandringham Gardens' the home is flooded with natural light and offers high ceilings and pretty bay windows that add to the charm & appeal. Finished in neutral tones that will readily welcome your own style, the floorplan features a generous formal lounge which flows through to a central kitchen offering a very functional layout. Set to the rear, the meals area offers space to entertain loved ones and opens out to a private and very low maintenance patio. Both bedrooms are spacious doubles which benefit from ample built-in wardrobes, the master also enjoying direct access to the two-way bathroom. A separate toilet is an added convenience, whilst out through the laundry is a second courtyard perfect as a drying area that gives way to the garage with automatic door (accessed from a rear laneway). Kept comfortable with gas ducted heating & split system air conditioning whilst offering ample hallway storage, this is a very pleasing setting perfect as a first home, investment, or downsizer. Just the easiest stroll to the station making it an ideal commuter base, the home is metres to cafes & restaurants, a short walk to the supermarket and close to buses - the sparkling foreshore and glorious beaches are within easy reach for precious leisure time. For more information about this sun-filled garden villa, please contact Adam Saunders or Stefan Delyster at Buxton Sandringham.