

# 6/30 French Street, Noble Park, Vic 3174

AREA SPECIALIST

## Sold Unit

Wednesday, 28 February 2024

6/30 French Street, Noble Park, Vic 3174

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



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**\$627,000**

Its Addressed: Located just around the corner from Noble Park Secondary College and within the catchment area for Yarraman Oaks Primary School, this home offers a fantastic opportunity for small families. A short drive leads to Noble Park Station, local shops and the South Eastern Private Hospital, while the route 811 bus stops are within walking distance. The nearby Mills Reserve and Ross Reserve allow for outdoor leisure activities, while quick access to the Eastlink ensures convenience. Set back from the road, this home benefits from a quiet location, and the modern brick-veneer façade gives a contemporary street appeal. An inviting portico complements the home, while a single lock-up garage and paved concrete area provide ample off-street parking. Inside, the open plan kitchen, meals and living area create a spacious and versatile living space, perfect for entertaining or relaxing with family. Hardwood timber flooring adds warmth and character, complemented by LED downlights for ambiance. Stay comfortable year-round with the split-system air conditioning in the living room, and enjoy privacy with blinds throughout the home. Plus, with NBN connection, you'll stay connected with high-speed internet. Outside, the alfresco concrete dining area presents an ideal space for outdoor entertaining and meals. The low maintenance backyard is equipped with a water tank, storage shed and garden planters. The kitchen features 40mm stone benchtops, glossy flat cabinetry and a breakfast bar. The five-burner gas cooktop, 600mm oven and dishwasher allow for a convenient cooking experience, while a double bowl overmount sink with mixer tapware provides functionality. Two well-sized carpeted bedrooms equipped with split-system air conditioning and large windows for natural light make for comfortable sanctuaries. Walk-in robes adjoin one bedroom for added convenience. The modern bathroom features a glossy white vanity, fully framed shower and a tiled bath hob. Contact us today for a priority inspection!

Property specifications

- Contemporary home suitable for a small family
- Open kitchen, meals and living areas for family gatherings
- Two well-sized bedrooms with personal air conditioning
- Split-system air conditioning, blinds, NBN connection
- Close to schools, parks, shops, public transport and Eastlink

For more Real Estate in Noble Park, contact your Area Specialist. Note: Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary, to satisfy themselves with any pertinent matters.