

8 Distinction Crescent, Truganina, Vic 3029

THE ELEET

House For Sale

Thursday, 13 June 2024

8 Distinction Crescent, Truganina, Vic 3029

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 448 m2

Type: House



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Contact Agent !!

8 DISTINCTION CRESCENT, TRUGANINA - WELCOME HOME. Situated in prestigious college greens estate on 448 Sqm creek facing land. Designer range METRICON build with upgraded ASCENT facade on the secluded tree-lined avenue in truganina. Spread over a stunning single level layout, this stylish residence is the epitome of modern family living from its intricate and detailed floor plan to its classy contemporary finishes and an abundance of outdoor space. Step inside to high ceilings and towering doors frames which make their way into a light-filled open plan living with 10 degree raked high ceiling, dining and quality kitchen precinct. With stone benches, stainless steel appliances, a feature Island bench and breakfast bar plus a spectacular pantry, the kitchen is a real highlight, overlooking plenty of space to convene with family and friends. Multiple sliding stacker doors connect cleverly to a magnificent covered alfresco entertaining area. The exquisite outdoor living features alfresco area that is well complimented by the lush green backyard. This truly is the place where kids can run around and even perfect for those big parties with family & friends. Situated across Skeleton Waterholes Creek, walking trail and 2 minutes walk to Talliver Terrace park with children play area, basket ball courts. Highlighted features : • Approximately 4 mts raked high ceiling in living area • 2.7 mts ceiling in walk way & bedrooms • Upgraded ASCENT facade • Colorbond roof • Down lights • Separate theatre/lounge • 40 mm Stone bench top in kitchen • Under mount Sink • SMEG Oven 900 mm • SMEG Gas cook top 900 mm • SMEG stainless steel range hood • VITO BERTONI & NIKLES FRESH fittings • Ducted heating with 3 Zones • Evaporative cooling • Upgraded gas water heater • Double glazed windows • Double glazed bi-parting sliding doors • Exposed Aggregate concreted driveway • Upgraded en-suite shower & shower head • Double car garage with internal & external access • Landscaped front & back yard • Bamboo privacy screen in back yard • 6 star energy rated property • Security cameras • Decked alfresco College Greens is highly sought after community surrounded by nature reserves, walking tracks and wetlands, Schools, business and fitness amenities and shopping hot spots such as Wyndham village Shopping centre, Point Cook Town Centre, Williams Landing shopping center .It is minutes away from Tarneit train station, Williams landing Train station, Westbourne Grammar Private school, Al Taqwa Islamic school, Truganina east p9 school and the Ovals. This appealing abode can be yours. INSPECT before it's GONE! Call PHANI on 0470 309 461 or SACHIN on 0433 110 100 to arrange an inspection. 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 Check List: <http://www.consumer.vic.gov.au/duediligencechecklist>