

81 Courtenay Promenade, Fraser Rise, Vic 3336



House For Sale

Wednesday, 17 April 2024

81 Courtenay Promenade, Fraser Rise, Vic 3336

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Preet Rathore

0386578658



Dilshan Thoradeniya

0386578658

Contact Agents !!!!!!!

SAHARA REAL ESTATE - TRUGANINA proudly presents you an opportunity to brand new quality home sitting in one of the sought after estate and new master planned community in Fraser Rise. This newly built, single storey, four-bedroom residence is the perfect place for a growing family to call home within a lovely pocket of Fraser Rise or a grand investment to boost an existing portfolio, offering a range of impressive features both inside and outside the home including quality appliances, timber floorboards throughout, high ceilings and large windows that create a bright, airy atmosphere and a spacious fully landscaped backyard. The location of this home provides access to the nearby Boronia Drive Reserve Playground and Fenced Dog Park, Fraser Rise Children's and Community Centre, local IGA and Coles, quality zoned schools and a range of dining and entertainment opportunities. Featuring:

- Four generously sized bedrooms, each meticulously designed for comfort.
- Main bedroom features a walk-in robe and immaculate ensuite.
- Ensuite includes floor-to-ceiling tiling, stylish mirror, and stone top double vanity.
- Remaining three bedrooms, each fitted with mirrored built in robes.
- Grand entry with bulk head and featured wall.
- Embrace the spacious open-plan kitchen, dining, and family areas flooded with abundant natural light through the large windows.
- Revel in the elegance of stylish timber floorboards throughout.
- Experience your culinary flair in the contemporary kitchen, boasting timber cabinetry, bulkhead, top-tier 900mm stainless steel appliances, complemented by a premium tiled splashback.
- Enjoy a spacious stone-top island bench/breakfast bar, perfect for meal prep or casual dining.
- Convenient walk-in pantry and abundant storage space.
- Nested within a beautifully landscaped garden, this covered alfresco area is fully fenced and perfect for outdoor entertaining.
- Exposed aggregate concrete driveway.
- Spacious double garage with resort controlled door.
- Zoned refrigerated heating and cooling for year-round comfort.
- Alarm system offers peace of mind and added security.
- Separate internal laundry.
- Architecturally designed with quality fittings throughout, showcasing magnificent space tailored to meet all your needs.

Based within the serene, family friendly suburb of Fraser Rise, this home is just 30km (approx.) away from the CBD and sits within easy reach of Watergardens Shopping Centre and an array of exciting dining and entertainment opportunities, as well as pristine parks and playgrounds. Fraser Rise is a quiet sanctuary, perfect for families, providing access to a range of educational amenities including the zoned Springside West Secondary College, Deanside Primary School, Springside Primary School and more. So hurry don't wait and miss out!!!! Call - SMS - E-mail Please see the below link for an up-to-date copy of the Due Diligence Check List:

<http://www.consumer.vic.gov.au/duediligencechecklist> 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 agents/agency.