

G03/1a Rothesay Avenue, Elwood, Vic 3184

Chisholm&Gamon

Apartment For Sale

Thursday, 14 March 2024

G03/1a Rothesay Avenue, Elwood, Vic 3184

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



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\$1,395,000

Gracing the ground floor of a boutique building and offering more than 189m² (approximately) of indoor-outdoor accommodation, this high-calibre single level apartment offers the ultimate in low maintenance living in a glorious garden setting. Incredibly accessible with lift access to the carpark and a wheelchair stair lift from pavement level, this is as easy as it gets for downsizers, but every lifestyle buyer and investor will also see the appeal. Welcomed by a distinct entrance hall, the accommodation features solid timber flooring which flows past generous storage and a Euro laundry to the superb living and dining zone. An ideal space for fabulous entertaining aided by the luxurious stone kitchen with Miele appliances and an integrated Liebherr fridge/freezer, this zone features walls of glass looking out to the greenery. Huge sliding doors connect indoors with the sheltered bluestone patio, which is a tranquil place to dine looking out to the fully-reticulated landscaped garden that wraps around two sides of the home. Both of the double bedrooms enjoy the peace & privacy of garden outlooks, the practicality of fitted wardrobes and the comfort of ceiling fans – the spacious master also boasts a luxe fully-tiled ensuite with walk-in shower. A stylish bathroom with bath is also on offer while a study nook and ducted heating/cooling plus garden & basement storage, an allocated parking space and a security entrance are all on offer. Around the corner from Tennyson Street cafes & shops, an easy walk to the zoned primary school and a gentle stroll along the canal to the beach, this prime position is also within easy reach of Ormond Road village and handy to trams & Ripponlea station.