

# 15 Sunnyvale Rise, Truganina, VIC, 3029

## House For Sale

Saturday, 31 August 2024

15 Sunnyvale Rise, Truganina, VIC, 3029

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Asif Khan

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Sam Arora

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**"Elevate yourself with this Double Storey home in a prime spot offering unmatched convenience, rich culture, and a strong sense of community."**

This exquisite home combines style and convenience, offering unparalleled comfort for family living. With a variety of premium amenities, it's a rare opportunity to own one of the area's most impressive properties.

A complete home with a variety of amenities and services for the most discriminant of guests. This luxurious family home, that has been quality built and meticulously decorated to impress the most discerning buyers. This beauty will be sure to capture the attention of anyone walking through the front door!

Offering a spacious study upon entrance, with a powder room downstairs progresses to the vibrant formal lounge and follows to open-plan meals and family room overseen by a kitchen equipped with quality appliances storage and a walk-in pantry.

Extended entertainment area/Alfresco feels instantly inviting for relaxation whilst the heart of the home comprises of generous living spaces and dining area.

Upstairs a grand sized bedrooms that are all upgraded. Master with an ensuite, walk in robe, the other three bedrooms are equipped with built in robes sharing an upmarket bathroom.

Highlights Include:

- **Elegant Formal Lounge:** Stylish family living awaits, encompassing a beautifully designed formal lounge.
- **Open-Plan Living:** Seamless flow from the meals area and family room to a kitchen with high-quality appliances, ample storage, and a walk-in pantry.
- **Inviting Alfresco:** Extended entertainment area perfect for relaxation. Boasting a meticulously manicured garden and a breathtaking outdoor area,
- **Spacious Study:** Welcoming entry with a spacious Study.

Extras:

- Study area
- Solar panels.
- Front and back gardens
- Aggregated driveway
- Large bedrooms with ample storage
- Spacious laundry with extended bench
- Ducted heating
- Beautifully landscaped front
- Downlights and split air conditioning system

Conveniently Close To:

- Truganina South Primary School (5-minute walk)
- Al Taqwa College (4-minute drive)
- Westbourne Grammar School (6-minute drive)
- Williams Landing Railway Station (7-minute drive)
- Williams landing Shopping Centre (6-minute drive)

Perfect for families seeking space, versatility, and comfort. For more information or to arrange an inspection, contact Asif at 0414 260 235 or Sam at 0433 236 000.

**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/duediligenceche>.