

**41 Victoria Street, Truganina, VIC, 3029**



**House For Sale**

Tuesday, 3 September 2024

41 Victoria Street, Truganina, VIC, 3029

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**

## Stylish family home in Prestigious Position

Nine Real Estate are proud to present 41 Victoria Street, an elegant residence located in one of the most esteemed and desirable pockets of Truganina. This stunning property promises a perfect blend of luxury, comfort and convenience, making it an ideal choice for discerning families. This home offers ample space and a thoughtful layout designed to meet the needs of modern living.

This home will appeal to all markets who will love embracing the easy-care layout, while enjoying amazing tranquillity within walking distance to parks, Al Taqwa College, Westbourne grammar school and Truganina South Primary School. A family friendly floor plan, open plan living and dining zone, stunning kitchen splashed with stone benchtops, gorgeous stainless steel appliances including gas cooktop, oven, rangehood and dishwasher. Three of the bedrooms enjoy excellent storage whilst the main bedroom promises His and Her's walk-in robe and ensuite.

Property has quality finishes, creating a comfortable lifestyle environment where every modern luxury is provided; the well-proportioned interior features a light-filled formal lounge which is surely a treat for sore eyes. Additional features include central bathroom and separate toilet, low maintenance front and backyard, quality window furnishing, ducted heating central system, LED downlights, European laundry with storage and external access and walk in pantry to kitchen, gas hot water system, solar panels, clothesline and much more!

Walking distance to Arndell Park, Al Taqwa college, YMCA Truganina South Early Learning Centre, Arndell Park Early Childhood Learning Centre, Williams Landing Shopping Centre, Williams Landing Train Station, Williams Landing Town Centre, Truganina South Primary School, Westbourne Grammar School, wetlands, parklands, public transport and all other amenities with easy access to freeway.

Enduring and elegant, with a real sense of family comfort, this is a home that you cannot pass up seeing. Your earliest inspection is highly recommended

### NOTE:

\* Presentation of Photo ID Is a condition of entry to view property

\* Link for Due Diligence Checklist: <http://www.consumer.vic.gov.au/duediligencechecklist>

\* All dimensions, sizes and layout are approximate. The producer or agent cannot be held responsible for any errors, omissions, or misstatements. The plan is for illustrative purposes only and should be used as such.

\* Open for inspection times and property availability is subject to change or cancellation without notice. Please check with the agent or online on the day of inspection.