

**49 Marshall Road, Airport West, Vic 3042**

**Nelson Alexander**

**House For Sale**

Wednesday, 24 April 2024

49 Marshall Road, Airport West, Vic 3042

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



David Vaughan  
0393791313



Natasha Flinders  
0393791313

## **Auction \$895,000 - \$970,000**

Low-maintenance living at its brilliant best, this near-new home is set to impress with its free-flowing design, first-class features throughout and wonderfully convenient location in the heart of Airport West. Beyond the attractive facade you'll discover a refined interior showcasing three bedrooms (larger master) all with custom-fitted Kinsman robes, as well as a deluxe ensuite, main bathroom with freestanding tub and separate powder room. Spacious and versatile, the luminous open living/dining area is further enhanced by a sleek stone-bench kitchen complete with dishwasher, fridge water point and Electrolux 900mm freestanding oven with induction cooktop. Ducted heating, evaporative cooling, high square-set ceilings and stylish engineered timber floors all add to the allure, along with a comprehensive security system, full-size laundry and ample storage. Rounding out this amazing package of easy-living excellence is a wide entertaining deck with pergola (stacker doors from the living area) and private back garden to enjoy, plus an internally-accessed garage (remote-control) with Tesla fast charger and additional driveway parking space. A short stroll to Matthews Avenue trams and Westfield Shopping Centre, along with local buses, Roasting Warehouse Cafe and Green Spine Linear Park, it's also close to popular schools (including St Christopher's Catholic PS), as well as easy access to Essendon Fields and choice of freeways.